



City of Rowlett

Meeting Agenda

City Council

4000 Main Street
Rowlett, TX 75088
www.rowlett.com

City of Rowlett City Council meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at 972-412-6115 or write 4000 Main Street, Rowlett, Texas, 75088, at least 48 hours in advance of the meeting.

Tuesday, May 17, 2016

5:30 P.M.

Municipal Building – 4000 Main Street

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

1. CALL TO ORDER

2. EXECUTIVE SESSION

There are no agenda items.

3. WORK SESSION (5:30 P.M.) * Times listed are approximate.

3A. Joint meeting with Golf Advisory Board and Council. (45 minutes)

3B. Discuss recommendation to fill vacancy on the Rowlett Long Term Recovery Committee. (10 minutes)

RECEPTION FOR OUTGOING AND INCOMING COUNCILMEMBERS (6:30 P.M.)*

4. DISCUSS CONSENT AGENDA ITEMS

RECEPTION

CONVENE INTO THE COUNCIL CHAMBERS (7:00 P.M.)*

INVOCATION

PLEDGE OF ALLEGIANCE

TEXAS PLEDGE OF ALLEGIANCE

Honor the Texas Flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

5. PRESENTATIONS AND PROCLAMATIONS

- 5A. Presentation of Proclamations recognizing the 2016 Rowlett Arts and Humanities Commission's Writing Contest winners.
- 5B. Presentation of Proclamation recognizing the week of May 15 – 21, 2016, as American Public Works Association National Public Works Week.
- 5C. Presentation of the American Public Works Association, Top Ten Public Works Leaders Award to Assistant City Manager Jim Proce for outstanding career service achievements.

6. CITIZENS' INPUT

At this time, three-minute comments will be taken from the audience on any topic. To address the Council, please submit a fully-completed request card to the City Secretary prior to the beginning of the Citizens' Input portion of the Council meeting. No action can be taken by the Council during Citizens' Input.

7. CONSENT AGENDA

The following may be acted upon in one motion. A City Councilmember or a citizen may request items be removed from the Consent Agenda for individual consideration.

- 7A. Consider action to approve minutes from the May 3, 2016 City Council Regular Meeting.
- 7B. Consider action to approve a resolution to appoint Sean Seise to the Rowlett Long Term Recovery Committee.
- 7C. Consider action to approve an ordinance approving a negotiated settlement between Atmos Steering Committee and Atmos Energy.
- 7D. Consider action to approve a resolution authorizing the final acceptance and final payment of an emergency construction contract with TRI-CON Services in an amount not to exceed \$593,081.00 for the 36 inch gravity sanitary sewer line repair and replacement and authorizing the Mayor to execute necessary documents.
- 7E. Consider action to approve a resolution authorizing Task Authorization FY16-NS05 for the design of a 16 inch water main segment of the Big A 20-Inch Water Transmission Project (WA2110) in the amount of \$32,280 to Neel-Schaffer and to authorize the Mayor to execute the necessary documents.
- 7F. Consider an ordinance canvassing the results of the Special Charter Amendment Election held Saturday, May 7, 2016, for the purpose of considering four proposed amendments to the Rowlett City Charter and adopting said amendments to the Charter.
- 7G. Consider a resolution canvassing the results of the General Election held Saturday, May 7, 2016, for the positions of Mayor, Councilmember Place Two, Councilmember Place Four, and Councilmember Place Six, as well as the Special Election to Fill a Vacancy for Councilmember Place 3.

8. ITEMS FOR INDIVIDUAL CONSIDERATION

- 8A.** Conduct a public hearing and consider an ordinance approving a request for a rezoning from Single Family-40 Zoning District to a Planned Development District with an underlying zoning of Single Family 7 (SF-7) for the purpose of constructing a single family neighborhood. The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road, further described as being Lots 1 – 9, Block A of the Dexham Creek Ranch Estates.

9. PRESENTATIONS AND PROCLAMATIONS

- 9A.** Recognition of service, presentation and personal remarks from City Councilmembers Place Three – Carl Pankratz and Place 6 – Michael Gallops.
- 9B.** Administration of Oaths of Office for the Mayor, Councilmembers Place 2, Place 3, Place 4 and Place 6.
- 9C.** Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

TAKE ANY NECESSARY OR APPROPRIATE ACTION ON CLOSED/EXECUTIVE SESSION MATTERS

10. ADJOURNMENT

Laura Hallmark

Laura Hallmark, City Secretary

I certify that the above notice of meeting was posted on the bulletin boards located inside and outside the doors of the Municipal Center, 4000 Main Street, Rowlett, Texas, as well as on the City's website (www.rowlett.com) on the 13th day of May 2016, by 5:00 p.m.



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 3A

TITLE

Joint Work Session of Golf Advisory Board and Council. (45 minutes)

STAFF REPRESENTATIVE

Angela Smith, Director of Parks and Recreation

SUMMARY

Council has set the expectation of meeting one-on-one each year with City Boards and Commissions to discuss their respective roles and future direction. Larry Glick, Chair, and members of the Golf Advisory Board will share the Board's perspective on their service in this capacity, reporting last year's accomplishments and this year's plans and goals. Members will also engage in conversation about how the Board provides advisory services to Council for the citizens of Rowlett.

BACKGROUND INFORMATION

On December 1, 2015, Chairpersons and Staff Liaisons for the City's Boards and Commissions met with Council to discuss Council's request for a review of the boards' roles and purpose as outlined in the *Boards and Commissions Handbook*. Council also asked for reports on the boards' FY15 accomplishments and FY16 plans and goals. This information, as well as discussion over how the boards interact with Council on behalf of the citizens of Rowlett would be included in a joint work session held between Council and each of the boards on an annual basis. Future budgetary needs might also be discussed at that time.

DISCUSSION

The Golf Advisory Board has spent significant time and effort to prepare for this presentation. The Board will present FY2015 accomplishments including a retaining wall repair project; drainage at hole #10; the new enclosed pavilion; new tee boxes, bunkers, a new lake and new tree plantings. The total cost of these projects in conjunction with American Golf was \$736,490. The expense was covered through joint funding provided by the City of Rowlett, American Golf and the Waterview Homeowners' Association. Goals for FY2016 include steps for two new tee boxes (completed March 2016); improvements to the fairways; differentiation between fairways and the greens and the aesthetics of the course; bunker repair; and continued work on the ruts throughout the course. Short term budgeted projects the Board is requesting funding for include retaining wall on hole #8; landscape/signage on side of lake by pavilion near hole #18; new wall by irrigation on hole #3; revamping the driving range area and potential changes to the Par 3 course. The Board will also review long term future projects they are interested in addressing as well as future concerns, which include access to the golf course maintenance facility and the secondary road into Community Park.

Additional items for discussion include a back entry to Community Park around Waterview neighborhood and compliance with the maintenance agreement and timeline as part of the American Golf Contract.

FINANCIAL/BUDGET IMPLICATIONS

Short term budgeted projects the Board is requesting funding for include:

- retaining wall on hole #8 - \$99,000 – Funded 1/3 by City of Rowlett (\$33,000)
- landscape/signage on side of lake by pavilion near hole #18 - \$20,000
- new wall by irrigation on hole #3 - \$130,000
- revamping the driving range area – funded through American Golf CIP - \$55,000
- potential changes to the Par 3 course - \$200,000

RECOMMENDED ACTION

No action required. Information only.

ATTACHMENT

Attachment 1 – American Golf Contract – Maintenance Agreement

shall not have the right to create or permit the creation of any lien attaching to Lessor's interest in the Leased Premises as a result of any construction of any Improvements.

13.5 Curb Work. Lessor and Lessee hereby acknowledge and agree that Lessee shall have the right, at Lessee's sole cost and expense except as provided below, to perform such cart path curbing work ("Curb Work") at the Leased Premises as Lessee reasonably desires. If Lessee elects to perform any Curb Work, then the cost thereof, up to a maximum of Eighty Thousand Dollars (\$80,000), together with interest thereon from the date paid by Lessee (collectively, "Curb Work Reimbursement Amount") shall be reimbursed to Lessee by Lessor solely out of the first installments of Participation Rent payable hereunder until the Curb Work Reimbursement Amount has been reimbursed to Lessee in full. If there is insufficient Participation Rent to repay the entire Curb Work Reimbursement Amount prior to the expiration of the Term, then all remaining and unpaid Curbing Work Reimbursement Amount shall be automatically forgiven.

14. MAINTENANCE AND REPAIRS - LESSEE'S OBLIGATIONS. Except as otherwise provided in this Lease, (i) Lessor shall not be required to maintain or make any repairs or replacements of any nature or description whatsoever to the Leased Premises or the improvements thereon; and (ii) Lessee shall, at its sole cost, maintain and repair the Leased Premises and keep the Leased Premises in good order and repair and in sanitary condition comparable to the condition of other high-end daily fee and resort golf courses in the Dallas/Ft. Worth metropolitan area with a comparable (a) quality of physical improvements, (b) maintenance standards and (c) green fee structure ("Comparable Golf Courses"), and in accordance with the maintenance standards attached hereto as Exhibit "F." Lessor and Lessee further acknowledge and agree that the Comparable Golf Courses may change from time-to-time during the Lease term. In addition, subject to Lessor's obligation to deliver the Leased Premises in compliance with all "Laws" (as defined in Section 13.1(b)) as provided in Section 13.1(b), Lessee shall keep and maintain the Leased Premises in compliance with all Laws during the Lease term.

15. LESSOR'S COOPERATION. Lessor recognizes and acknowledges that Lessee will need the assistance and cooperation of Lessor in order to properly perform and fulfill Lessee's covenants and obligations under this Lease. Therefore, Lessor agrees it shall use reasonable efforts to assist Lessee in obtaining, all permits

EXHIBIT "F"**Operating Standards**

1. **Greens, practice putting greens & nurseries**
 - A. Mowing - At least five days per week at a height between 3/16" - 5/16" during the growing season; as needed during the off season.
 - B. Change cup locations on all greens and practice putting greens daily during the active season and at least three times weekly in the off-season. Cup location on all greens will be moved at least twenty feet from the previous placement.
 - C. Repair ball marks, divots, or any other damaged turf areas on all greens and practice greens daily.
 - D. Aerify all greens, practice putting greens and nurseries at least three times per year during the growing season. Aerify problem areas as often as necessary to produce superior turf quality.
 - E. Topdress all greens, practice putting greens and nurseries:
 - A. After any aerification performed with 1/2" or larger tines;
 - B. As needed to maintain a smooth putting surface.
 - C. Topdressing will be sand or a mix similar to that used to construct the greens.
 - F. Light vertical mowing of all greens, practice putting greens and nurseries shall be performed as appropriate to smooth and true the putting surfaces. Heavy dethatching shall be performed only prior to any winter overseeding.

Note: Where bermudagrass greens are maintained, they shall be overseeded annually, approximately 2 to 3 weeks before the first annual frost, using perennial rye or a blend of perennial rye, *Poa trivialis* and/or fine fescues - at a rate between 20 and 30 lbs. per 1,000 square feet.

The putting surface shall be prepared for overseeding by aerifying not later than 30 days prior to overseeding and verticutting weekly starting three to four weeks prior.

Overseeding shall be topdressed 1/8" with material similar to green construction material or an approved sand/organic mixture. A complete

- D. **Set-up - Tee markers and all tee equipment shall be moved daily for proper play and control of turf wear.**
 - E. **Weed Control - Tees shall be kept weed free to an extent of at least 90% of the area by the proper and timely application of pre- and/or post-emergent herbicides.**
 - F. **Vertical Mowing - All tees shall be verticut as necessary to control mat or thatch build-up.**
 - G. **Aerification - All tees shall be aerified at least every two months from March through October and as necessary during the remainder of the year.**
 - H. **Fertilization - All tees shall be fertilized with nitrogen, phosphorous, potash, and other elements as needed to maintain color, growth, health and turgidity of the turf, without showing excessive or succulent growth.**
3. **Fairways - All areas of play except greens, tees, roughs and natural growth areas**
- A. **Mowing - All fairways shall be mowed at least three times per week at a height between 1/2" - 7/8" during the growing season and as needed for the balance of the year.**
 - B. **Aerification - All fairways shall be aerified a minimum of three times per year during the growing season. Aerification holes shall not exceed a spacing of eight inches on center or be of a diameter of less than 1/2".**
 - C. **Fertilization - All fairways shall be fertilized with nitrogen, phosphorous, potash, or other elements as needed to maintain color, growth, health and turgidity of the turf, without allowing excessive or succulent growth.**
 - D. **Vertical mowing - All fairways shall be verticut as necessary to control mat or thatch build-up.**
 - E. **Weed Control - Fairways shall be kept weed free to an extent of at least 90% of the area by the proper and timely application of pre- and/or post-emergent herbicides.**
4. **Roughs**
- All turfed areas of play except greens, tees, fairways and natural growth areas.**
- A. **Mowing - All roughs shall be mowed weekly during the growing season and as necessary during the balance of the year, at heights between 3/4" and 1-1/2". Rough height shall not exceed 2" without the direct approval of the**

regional superintendent, and rough mowing shall not be suspended for any tournament without such approval.

B. Aerification -

- 1) Fairway-to-tree-line play areas shall be aerified at least two times per year.
- 2) Within wooded play areas - as necessary to establish and/or maintain turf.

C. Fertilization - Roughs shall be fertilized as necessary to maintain turf.

D. Weed Control - Shall be performed as necessary to prevent seed formation and to allow proper play.

5. Natural Growth Areas

All areas in which native or introduced vegetation is allowed to survive without routine mowing, cultivating, irrigation or other routine maintenance procedures. May be out of play areas, steep slopes, barriers, windbreaks, nature trails, etc. Such areas are to be maintained free of excessive trash, noxious weeds and vertebrate pests, and in such manner as to comply fully with fire department regulations or other such regulations as may apply. Such natural growth areas may be improved and may from time to time be subjected to irrigation, cultivation, pruning, or other such practices as may be necessary or desirable to establish or maintain them.

6. Planters - All areas planted with ornamental plants, not intended for golf play and having a definable border

- A. Clean-up - All planters shall be maintained free of trash and debris.
- B. Weed Control - All planters shall be maintained free of weeds by mechanical and/or chemical means.
- C. Trimming - The plant material (trees, shrubbery and ground covers) in planters shall be trimmed for protection from wind, insect damage, and for appearance.

7. Trees - All trees within the property lines of the golf course

- A. Stakes - Trees shall be staked as necessary until of sufficient size to stand unassisted. Stakes shall be installed and maintained in the manner recommended by the University of California. Stakes shall be removed as soon as possible.

- B. Pruning - All trees shall be properly pruned for protection from wind and pests as well as for appearance and safety.
 - C. Irrigation - All trees shall be irrigated to provide adequate moisture for normal growth.
 - D. Mowing - Large area mowers shall not be used within one foot of the trunk of any tree.
 - E. Removal and Replacement - When appropriate, all dead trees, for whatever cause, shall be removed. Any necessary replacement shall be with a tree of appropriate type and size.
8. Irrigation - All equipment required to irrigate all areas of the property
- A. Repair or replace all heads, valves, controllers, wiring, and pipe as needed to maintain the proper operation of the entire golf course irrigation system (including greens, tees, fairways, planters, flower beds, etc.) on an on-going basis.
 - B. The golf course shall be irrigated as necessary to support proper growth of golf turf and associated landscaping.
9. Fences - All fences and walls, block, chain link, or barbed wire, etc. on or within boundaries of the property
- A. Repair all broken or damaged fencing as necessary.
 - B. Repair or replace as necessary all fences, gates and locking devices needed for the protection of the golf course or equipment.
10. Clubhouse and structures - All structures within the boundaries of the golf course
- A. Course Restrooms - All course restrooms shall be maintained daily to provide clean and sanitary facilities for the users and employees of the course. Soap, towels, toilet paper, etc. shall be provided in adequate quantity at all times. Portable facilities shall be maintained similarly.
 - B. All buildings and structures shall be maintained in good repair at all times. Surrounding areas shall be maintained free of weeds, brush, disorganized junk or broken-down equipment, trash piles, etc. Interior areas shall be clean and neatly organized, safe and sanitary for customers and employees. Painting, rodent and insect control, and landscaping shall be performed as necessary. "Housekeeping" duties shall be assigned to all maintenance crew members and shall be performed daily.

- C. **Cart Paths** - Maintain all cart paths in a safe and clean condition and repair promptly as needed.
- D. The golf course superintendent is responsible for all facilities and structures maintenance not within the clubhouse area proper.

11. Edging

All sidewalks, patios and concrete cart paths must be kept edged. Edging around valve boxes, meter boxes, backflow preventers, etc. shall be done as needed to insure that there is no obstruction of play or maintenance from growth around these items.

12. Sand traps

All sand traps shall be edged as necessary to maintain an appropriate lip, raked daily and filled with fresh sand as needed to maintain a minimum 1/2" depth on slopes and 4" in the bottom. Replacement sand will be of a dust-free type, suitable for trap use.

13. Landscaped areas

The various planting areas throughout the course shall be cultivated, weeded, and pruned on a regular basis, with at least two replanting programs for annuals scheduled each year, depending on the length of the season.

14. Trash and refuse

Shall be collected daily and removed from the property in a safe, sanitary and lawful manner as necessary to minimize or eliminate problems from refuse odors, insects, etc. Approved trash receptacles shall be conveniently stationed on tees and other appropriate areas and emptied daily.

15. Vertebrate pest control

Shall be routinely performed throughout the property on an on-going basis, in such a manner that vertebrate pest populations are steadily reduced and eventually eliminated.

16. Aquatic

All lakes, ponds and streams shall be maintained in a safe and sanitary manner and in good appearance.

17. Soil and Water

Analysis will be performed yearly by an approved professional laboratory.

18. Storage Tanks

Testing and inspection of all storage tanks located at the Leased Property will be performed periodically to verify that no leakage from such tanks has occurred or is occurring and that all storage tanks at the Leased Property comply with Legal Requirements.

AGENDA DATE: 05/17/16

AGENDA ITEM: 3B

TITLE

Discuss recommendation to fill vacancy on the Rowlett Long Term Recovery Committee. (10 minutes)

STAFF REPRESENTATIVE

Brian Funderburk, City Manager

SUMMARY

On January 19, 2016, the City Council created the Rowlett Long Term Recovery Committee to ensure sustainable support for those affected by the tornado that struck Rowlett on December 26, 2015. The original board consisted of 15 voting members and 5 ex-officios. One voting member has resigned creating a need to replace that member.

BACKGROUND INFORMATION

As indicated, on January 19, 2016, the City created the Rowlett Long Term Recovery Committee. That original board consisted of 15 voting members and 5 ex-officio placed from a broad based spectrum of the community, including churches, non profit agencies, City, School District and citizens.

**Long Term Recovery Committee –
Rebuild Rowlett!**

Committee Structure	Appointees	
<ul style="list-style-type: none"> • Rowlett Chamber of Commerce (1) • Rowlett Citizen Corps Council (1) • Keep Rowlett Beautiful (1) • Garland Independent School District (1) • Rockwall Independent School District (1) • Local Churches (5) • Rowlett Resident (1) • City Council (2) • City Staff (2) • Ex-Officio (5) 	<ul style="list-style-type: none"> • Dretha Burris – Chairperson • Whitney Laning – 1st Vice Chair • Diane Lemmons – 2nd Vice Chair • Erin Harwell - Secretary • Martha Brown • Michelle Bounds • Brian Hiatt • Larry Glick 	<ul style="list-style-type: none"> • Cole Hedgecock • Larry Glick • Tammy Dana-Bashian • Debby Bobbitt • Brian Funderburk • Ed Balderas • Shelley Garrett • Eva Hummel • Barry Young • Bobby Montgomery • Jim Proce • Neil Howard

There are 15 members and 5 ex-officio.

Such community-based programs are characterized by collaborative, cooperative, and coordinated efforts among agencies which is necessary as resources grow scarcer and needs emerge that individual care-giving agencies are not prepared to address alone. For example, housing repair and rebuilding is frequently an unmet need addressed by community-based recovery programs because private insurance payments and government assistance often do not

cover the full cost. In addition, the recovery group will coordinate connection of available resources and service providers with affected residents. The primary roles of this recovery committee are as follows:

1. Resource development to benefit individuals and the community
2. Case work and assessments to identify family needs and facilitate appropriate provision of resources
3. Volunteer coordination
4. Spiritual and emotional care
5. Advocacy on behalf of disaster survivors
6. Donations management

On March 31, 2016, Monika Baker resigned from the Rowlett Long Term Recovery Committee. Monika represented the Church in the City.

DISCUSSION

With the resignation of Monika Baker, Council needs to appoint an additional voting member. On April 4, 2016, the Rowlett Long Term Recovery Committee voted to recommend the appointment of Sean Seise as the replacement nominee.

Sean Seise grew up in Rowlett and lived in the City for over twenty years. After serving overseas as a missionary for the last several years, he has recently moved back to the Lake Ray Hubbard area. In 2007, he attended The River Bible Institute in Tampa, Florida for three years earning his Bachelors in Theology. In 2012, Sean moved to East London, South Africa to start Every Tribe Missions, which runs up to twenty missions trips a year and operates a missions training school. Sean teaches in the Missions Training Program and has also taught in the River Bible Institute Africa. He also helped start the Local Outreach Department of River Ministries East London and is an Associate Pastor at River Ministries East London. Shortly after the tornado came through Rowlett, Sean began serving the community by opening the Church in the City Relief Center with a group of individuals and the Church. He was also certified as a disaster responder through Crisis Response International. He now serves as one of the Co-Directors at the Church in the City Relief Center.

FINANCIAL/BUDGET IMPLICATIONS

N/A

RECOMMENDED ACTION

Consensus to move forward with appointment. The resolution for the appointment is a companion item on the Consent Agenda for tonight.

ATTACHMENTS

Attachment One – Application from Sean Seise

Stacey Chadwick

From: noreply@civicplus.com
Sent: Thursday, May 12, 2016 11:12 AM
To: Stacey Chadwick; Laura Hallmark
Subject: Online Form Submittal: Board Application Form

If you are having problems viewing this HTML email, click to view a [Text version](#).

Board Application Form

Please complete the online form below. You may only serve on one board or commission at a time. To apply for a position on the Senior Advisory Board, the applicant must be 60 years of age or older.

Today's Date (mm/dd/yyyy):* 05/12/2016

Personal Information

Board or Commission First Choice:* [Rowlett Long Term Recovery Committee \/
Board or Commission Second Choice:* [Select One \/
Applicant's Name:* Sean Seise
Home Address:* 450 Covey Trail
ZIP Code:* 75087
Home Phone Number:* 8178321297
Business Phone Number:
Cell Phone: 8178321297
Email Address:* sseise_relief@citcdallas.org

Residency Information

Length of Residency in Rowlett:* 22yrs 1984-2002

Are you a registered voter in Rowlett? (All members of citizen boards and commissions must be registered voters, residing in the City of Rowlett. This does not apply to Junior Alternate Members):* () Yes (X) No

**If yes, what is your registration number:
 Birthday (mm/dd/yyyy)*** 08/21/1982

Employment

Briefly describe your past two places of employment, including job title(s), dates of employment, location of job, typical duties, etc.: Founder and Missions Pastor @ Every Tribe Missions, South Africa Jan 2012- Present Co-Director Church in the City Relief Center Dec 2015 - Present

Education

Please describe your educational background, including the highest level attained and all college degrees, technical training, certifications, etc. that are relevant:* Bachelor's of Theology Advanced Missions Training- Certificate of Completion Wilderness First Aid Responder Certification Crisis Response International- Responder Training

Skills and Qualifications

List any specific skills, abilities, and qualifications that are relevant to the position(s) applied for:*

I founded and run a Non-Profit in South Africa, taking teams into rural areas working with local governments and communities. Since Dec 28th 2015, I have been working directly with affected homeowners and helping coordinate volunteer teams to assist in demo and clean up.

Membership Information

Are you currently serving on other Boards or Commissions?* Yes No

If yes, which one:

Have you served on a Board or Commission before?* Yes No

If yes, which one:

Reason for Applying

Please describe your reason for applying on a citizen board or commission. Please include any particular goals you have for the board or commission, and any unique talents, experiences, or interests that would help make you an excellent member.*

Due to the knowledge and experience I've gained working with homeowners, disaster relief organizations, and volunteer groups since the tornado, I feel I will be an asset to the committee. I envision a collaboration of organizations and agency as well as community members coming together to bring the city of Rowlett and it's citizens from a time of tragedy to a place of restoration and growth. I believe working together as a committee and a city can enable Rowlett to become stronger than we were before 12/26/15. I feel that I have leadership experience, vision, and people management skills in order to attain these future goals for the community.

References

Please provide names and phone numbers of three references, other than relatives.*

Jackie Diaz 214-497-7706 Susan Swiggart 214-448-3468
Ryan Hankins 214-695-1536

* indicates required fields.

View any uploaded files by [signing in](http://www.rowlett.com/Admin/FormHistory.aspx?SID=23464) and then proceeding to the link below:
<http://www.rowlett.com/Admin/FormHistory.aspx?SID=23464>

The following form was submitted via your website: Board Application Form

Today's Date (mm/dd/yyyy):: 05/12/2016

Board or Commission First Choice:: Rowlett Long Term Recovery Committee

Board or Commission Second Choice:: Select One

Applicant's Name:: Sean Seise

Home Address:: 450 Covey Trail

ZIP Code:: 75087

Home Phone Number:: 8178321297

Business Phone Number::

Cell Phone:: 8178321297

Email Address:: sseise_relief@citcdallas.org

Length of Residency in Rowlett:: 22yrs 1984-2002

Are you a registered voter in Rowlett? (All members of citizen boards and commissions must be registered voters, residing in the City of Rowlett. This does not apply to Junior Alternate Members):: No

If yes, what is your registration number::

Birthday (mm/dd/yyyy): 08/21/1982

Briefly describe your past two places of employment, including job title(s), dates of employment, location of job, typical duties, etc.: Founder and Missions Pastor @ Every Tribe Missions, South Africa Jan 2012- Present
Co-Director Church in the City Relief Center Dec 2015 - Present

Please describe your educational background, including the highest level attained and all college degrees, technical training, certifications, etc. that are relevant:: Bachelor's of Theology Advanced Missions Training-
Certificate of Completion Wilderness First Aid Responder Certification Crisis Response International-
Responder Training

List any specific skills, abilities, and qualifications that are relevant to the position(s) applied for:: I founded and run a Non-Profit in South Africa, taking teams into rural areas working with local governments and communities. Since Dec 28th 2015, I have been working directly with affected homeowners and helping coordinate volunteer teams to assist in demo and clean up.

Are you currently serving on other Boards or Commissions?: No

If yes, which one::

Have you served on a Board or Commission before?: No

If yes, which one::

Please describe your reason for applying on a citizen board or commission. Please include any particular goals you have for the board or commission, and any unique talents, experiences, or interests that would help make you an excellent member:: Due to the knowledge and experience I've gained working with homeowners, disaster relief organizations, and volunteer groups since the tornado, I feel I will be an asset to the committee. I envision a collaboration of organizations and agency as well as community members coming together to bring the city of Rowlett and it's citizens from a time of tragedy to a place of restoration and growth. I believe working together as a committee and a city can enable Rowlett to become stronger than we were before 12/26/15. I feel that I have leadership experience, vision, and people management skills in order to attain these future goals for the community.

Please provide names and phone numbers of three references, other than relatives.: Jackie Diaz 214-497-7706
Susan Swiggart 214-448-3468 Ryan Hankins 214-695-1536

Additional Information:

Form submitted on: 5/12/2016 11:12:10 AM

Submitted from IP Address: 50.84.6.130

Referrer Page: <http://www.rowlett.com/index.aspx?nid=321>

Form Address: <http://www.rowlett.com/Forms.aspx?FID=74>



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 5A

TITLE

Presentation of Proclamations recognizing the 2016 Rowlett Arts and Humanities Commission's Writing Contest winners.

STAFF REPRESENTATIVE

Kathy Freiheit, Director of Library Services

BACKGROUND INFORMATION

The Arts and Humanities Commission's writing contest is a regional competition. Sponsored annually, its purpose is to encourage and reward excellence in written communication skills. The contest is open to both youth and adults who have an interest in writing.

Entries are judged on originality, content, creativity, relevancy, structure, and the intangible: how the work touches the reader. No more than one entry is allowed per participant per category and all works are presented anonymously for judging.

DISCUSSION

The Writing Contest has two divisions:

- Youth (students in grades one through twelve)
- Adults (18 years and older)

Within each division, there are three categories:

- Poetry
- Short Stories
- Short Works (comprised of plays and essays)

This year, the Arts and Humanities Commission received a total of 31 entries: 23 Youth and 8 Adult.

Amy Van Vleck and Talia' Powell served as judges for this year's contest. Ms. Van Vleck has served as editor of Lake Pointe Church's quarterly magazine, as well as for numerous Christian authors. Ms. Powell is an English Language Arts teacher with the Garland ISD. Arts and Humanities Commission Standing Committee member Deborah Crosby and Commission Chair Jim Katzenberger will assist in presenting individual cash awards of \$100 to the Adult winners, and \$50 to winners of the Youth division.

Winners for the 2016 Rowlett Arts and Humanities Commission Writing Contest are:

- Adult Division – Poetry category: Carol Rosalia Cardenes-Grimaldi for her poem entitled, “Sweet Dreams.”
- Adult Division – Short Stories category: Alan Winn for his short story entitled, “A Whisper of Love.”
- Adult Division – Short Works category: Alan Winn for his short work entitled, “Dad.”
- Youth Division – Poetry category: Francheska Concepcion for her poem entitled, “In Our Hearts (There’s Bad and There is Good).”
- Youth Division – Short Stories category: Jaime Chetty for her short story entitled, “How to Become the Next Top Spy.”
- Youth Division – Short Works category: Layla Gonzalez for her short work entitled, “If Dogs Could Talk!”

FINANCIAL/BUDGET IMPLICATIONS

Funding will come from account 4033501-6699 (Non-Department, Miscellaneous Expense), which has a current balance of \$2,244.33. The account will have a balance of \$1,794.33 after payment of \$450.00 for First Place awards noted above.

ATTACHMENTS

Attachment 1 – Winning Entries

Attachment 2 – Proclamations

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Adult

Category – Poem

“Sweet Dreams”

by Carol Rosalia Cardenes-Gramaldi

SWEET DREAMS

As my children sleep

In my thoughts I paint their future

With my own dreams

I see them becoming successful and bright

I watch them as I pray for their protection

I want to shield them, want to show them

How to survive in life

Oh, how much I want them to avoid any pain

Any suffering or failure

As my children sleep, I look at them

Hands are sprawled all over the sheets

Like butterflies displaying their wings

My children dream

Dreams different from mine

My little boy is sweating and turns around

His body impatient, busy and agitated in his sleep

Living adventures, running free as he dreams

Turns around and faces me, his eyes tightly closed

Hair curled around his head, I gently stroke his hair

I smell the freshness of him

Feel the warmth of his body

The innocence, the courage

Angelic sight of my little boy

He feels I am here, close to him

He knows

My girl smiles and dreams

This smile is not for me

My girl is not a baby anymore

Becoming so pretty, so nice and kind

Elegant and tall

She sighs and she smiles

I wonder who or what is accompanying her

Capturing her as she dreams

My children

Crown of my life

Dreaming in the middle of the night.

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Adult

Category – Short Story

“A Whisper of Love”

by Alan Winn

A Whisper of Love

Roots run deep inside all of us, and this theory seems to hold true within the animal kingdom as well. I've always been fascinated by stories of dogs and cats that run away after moving to a new house only to be found loitering at their former places of residence, sometimes even miles away. I get lost driving to the store. These animals, on the other hand, are like homing pigeons that are able to navigate their way back to their previous homes across great distances. How is it done? Home is where the heart is, so this great feat must be accomplished by following one's heart.

Whisper was my 4 year old Painted with a documented bloodline. She was truly a dazzling horse, and "dazzling" is not a word that I use often. She was as majestic as a queen in a faraway land and as beautiful as the painted sky at sundown. She was gentle, too, with the inherent innocence of a lamb. Somehow she knew that kindness extended translates to kindness returned.

The previous spring, Whisper and I made the move to this newer and smaller ranch here in Southern Wyoming. A month before our move, my husband of more than 40 years had passed away unexpectedly while doing the morning chores. So just as unexpectedly, I packed up all my memories and moved to this smaller ranch to help ease the pain of my broken heart. Whisper, of course, came along to keep her beautiful brown eyes on the progress of my healing soul.

One morning while walking through my front room at the break of dawn, I caught a glimpse of Whisper standing outside her large horse pen located a ways off from the house. My initial thought was "That beautiful horse down there looks just like Whisper," before it dawned on me that it was her indeed. How could that be? The fence was strong and the gate was always locked, so to this day, I'll never know how she got out. What caught my eye the most, however, was the fact that she was staring at me through the window; I was quite sure of it. For what seemed like minutes on end, I stared back, feeling both curious and amazed at this singular event. Finally, Whisper glanced back at her stable, glanced up at me once more, and then turned and started trotting down the long driveway to the main road.

In the time that it takes to throw on some boots and run 40 yards to my truck and horse trailer, I was driving down that long, winding driveway to the main road myself. Where would she be and how would I find her? Besides my ranch, she was all that I had, and I was convinced that it would be next to impossible to find a replacement horse that could hold a candle to Whisper. She was more human than she was horse, and I couldn't stand the thought of losing her. For me, it was a matter of life and death -- my life and my death.

I drove to the Country Store two miles from my ranch and started asking everyone I could find to see if they had seen a missing Painted horse. Stuart Wright, the store owner, shook his head with grave concern. The store was not crowded at that early hour, but the few who were there all expressed their condolences. It was not what I wanted to hear. As I jogged back to my truck, panic and fear started to overtake any remaining hope that was left inside me. How could she have disappeared so quickly and where did she go? It had only been a matter of minutes. Could someone have stolen her, and if so, how could they have done it so quickly?

I fought back tears as I climbed back into my truck, not knowing where to look next other than to simply drive in circles for the confusion that I felt. Besides driving aimlessly down the main road into town some 12 or so miles away, I didn't know where to go next. From far behind, I heard someone calling my name. "Ms. Simmons, wait a second," the voice said. The request came from Leland Montgomery, a young teenage boy who helped around the Country Store.

"Have you gone back to your old ranch?" he asked.

"You mean where I lived before moving last year?" I asked with surprise. "Leland, it's been almost a year since I lived there, and besides, it's at least six miles from here. How could Whisper ever find her way back there?" Simply verbalizing the thought sounded ridiculous to me.

"I've heard that horses are like dogs and cats that way, where they can find their way back to where they lived before moving," he said thoughtfully.

I thanked Leland for his help. For me, it was a shot in the dark as far away as the moon, but it was a shot no less. With no other ideas or plans on the table, it was worth a chance, albeit a razor thin one at best. At least it represented effort on my part, no matter how half-hearted I felt about it or how harebrained it seemed. It was worth a try.

A few minutes later, I was back where I had lived nearly half of my life, driving up my former driveway in quiet reverence. It felt like I was in a time machine, coming back to a place that I had never left in the first place. The sun was starting to peek over the tree line as I stopped my truck and got out in front of that familiar two-story farmhouse that held so many memories. The early morning air was still cool and smelled as sweet as the honeysuckle flowers that lined the meadow off in the distance. There was little activity that I could see, especially none whatsoever coming from a runaway horse.

It was while I was contemplating my next move that I heard the soothing sound of children's laughter floating lightly on the cool morning air. Few things can heal a broken heart like the sound of laughter from a child. Truly, laughter is the best medicine, especially when administered by a young child.

It was coming from off a ways near the old hay barn that my husband had built decades before. I followed the therapeutic sounds of the giggling past the hay barn and into the meadow where I saw two young girls, still in their nightgowns, laughing and petting a beautiful Painted horse named Whisper.

It was a sight to behold. These two young girls, who I guessed to be 9 and 6 years old, laughed and danced around Whisper who seemed to be enjoying every bit of the attention she was getting. The older girl was wearing oversized rubber boots while the younger of the two danced barefoot in the tall grass.

As I tried to slip away unnoticed, I was met by a handsome young couple who I guessed to be the girls' parents. I explained who I was and what had happened. Though we had never formally met, I had seen this couple before from a long distance at the closing of the ranch sale the previous year. They were very cordial and understanding.

"Look," I said. "I know this won't be easy, but why don't I leave my horse here for the morning so that your girls can play with her. Then I'll be back around noon to pick her up." With the couple in agreement, I drove off to the local diner to grab a bite to eat.

I stayed there at the diner all morning and into the early afternoon, thinking about and pondering the curious events of the day. I thought of those little girls and their absolute euphoria at making a new equestrian friend and how difficult it would be to say good-bye. I thought of Whisper and how happy she seemed to be now that she was back home. And then again, I thought about how difficult it would be to say good-bye.

At one o'clock, I drove back to the ranch where the young couple, the small girls, and Whisper were all waiting for me.

"Whisper," I said, putting my head next to hers, "it's time to say good-bye." I tried to make it quick. Like a bandage being pulled quickly from a wound, a faster good-bye would be less painful, I reasoned.

As I drove off, I stuck my arm out of the truck and waved one last time. Oddly, never did that empty horse trailer I was pulling seem so full of love.

Those little girls had a new family member named Whisper.

And I had a heart that had been healed.

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Adult

Category – Short Works

“Dad”

by Alan Winn

Dad

I talked to my sister the other night on the phone. It was a short conversation, and we talked mostly about my dad.

This past January, my dad turned 90 years old. Mom has already moved on to that glorious next realm, so my sister and her husband live with Dad to help take care of him. They take great care of him, too, and my dad is very appreciative. Since they're in California and I'm here in Texas, phone calls keep up connected.

Dad is starting to forget things – many things, actually. When we talk on the phone, we have a similar conversation each time: he asks me where I'm living, and I tell him we're in Texas; I tell him about the family, and he talks about Mom; I tell him about work, trying my best to make it sound interesting, and he tells me about breaking up boxes at the food pantry where he volunteers; I bring up the weather, and he talks about World War II and the impact that it had on his life...and so it goes. Each phone call is nearly the same now. It's easy, too, because I already know all the questions that will be asked and all the answers to provide ahead of time.

My sister told me of a conversation she had with my dad the other day that went something like this:

"Dad, here's a birthday card for you to sign. You can sign it as 'Grampa'" she said.

"I've forgotten how to make a G," my dad said.

"That's ok. You can sign it as 'Dad'," my sister replied.

"I can't. I've forgotten how to make a 'D,' too."

As I thought about this, I realized that there are probably many other things that I'm sure my dad has forgotten along the way. Here are just a few of those things.

Dad, you probably don't remember rocking me in that old vinyl rocking chair with the wooden rivets on the arm rests. I couldn't have been more than 3 or 4 years old. You'd sing songs, and I'd listen carefully, a little with my ears but mostly with my heart. "Jesus Wants Me for a Sunbeam" and "Give, Said the Little Stream" seemed to be favorites. Then you'd squeeze in "I've Been Working on the Railroad." And you always seemed to sing "Jesus Once Was a Little Child" a little bit softer than all the other songs.

Dad, you probably don't remember taking all of us boys to play miniature golf one Saturday afternoon. I think that was out in Inglewood, wasn't it, a little ways past Randys' Donuts? There was that big, huge statue out in front of

the man holding the golf club across his outstretched arms. Yes, that afternoon was magical, but you probably don't remember it.

Dad, you probably don't remember making omelettes on Saturday mornings or the way that you'd tap your ring on the steering wheel while you whistled to the radio.

Dad, you probably don't remember the time that you found an old tattered American flag, about the size of a sheet of paper, on the ground outside. I'm not sure where that flag came from, but I remember that it was tattered and worn. You probably don't remember following protocol by lighting a small fire on the back patio by the garage and respectfully destroying that old flag one morning before I went to grade school. And you probably didn't see me watching you from the back door, did you? And you don't know how much I learned about patriotism that morning, do you?

Dad, you probably don't remember waking me up for high school each morning. I'm not sure how many school days there were in four years -- more than 700 maybe? And do you remember, like I do, that you never once complained about it?

Dad, you probably don't remember that night that I asked you for help with my Calculus homework when I was a senior in high school. It was late that night, and I covered my face so you wouldn't see me fighting off sleep. As an aeronautical engineer, this stuff was child's play for you. You probably don't remember how patient you were that night while trying to help me grasp all those mysterious concepts and inexplicable theorems. No, I didn't learn anything new about Calculus that night, but I did learn a lot more about you and about the kind of dad that I wanted to become myself someday.

And Dad, you probably don't remember the hundreds -- no, thousands -- of times that you put Mom first, opened the door for her, gave her hugs and kisses, wrote her notes, called her on the phone each afternoon before coming home from work, thanked her for the meals she'd make and the shirts she'd iron, passed the sacrament to her first in church, etc. The list is long, but no matter because chances are, you probably don't remember how you taught us boys how to respect women simply by your example.

I know someday I'll give you a call on the phone, and you'll say, "Who is this?" and "Do I know you?" Yes, it will hurt, immensely even, but I won't take it personally. You will have forgotten, but I will have remembered.

I love you, Dad.

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Youth

Category – Poem

“In Our Hearts (There’s Bad and There is Good”

by Francheska Concepcion

In Our Hearts (There's Bad and There is Good)

True love's true Even when we're blue and even if we have the flu,

We share and care we try to be fair we try our best just for you,

Down deep in our hearts Inside of each soul there's a warm place in side, but nobody knows,

The fire's burning bright shining a great light Glowing every day and night,

Loving caring when music's telling we have our chances and we'll make it right,

True love's true there's room for two we're all watching over you,

Our hearts all hearts filled with glee,

Is there something wrong with me? There's bad and good Just maybe I could,

Which path should I go it's so hard to choose well, there's nothing that I have to lose,

Deep down inside there's good in me waiting for me to finally see that it doesn't have to be bad
over good for me,

Maybe I say, Maybe I should I guess it doesn't have to be bad over good I think now I see the
good in my heart,

I may do bad but I am good Yes it's true that true loves true If it wasn't then who are you?

I might forget but I won't regret there's good in everyone its true!!

Our soul is one soul with bad and soon good,

We have everything we need just try your best to succeed you'll grow just like a tiny seed,

We'll do it all together we'll be together forever just never say we will never,

True love's true there's always room for two or maybe even you.

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Youth

Category – Short Story

“How to Become the Next Top Spy”

by Jaime Chetty

How to Become the Next Top Spy

Do you believe in spies? You are probably one of those people who blow off the uncool kids. If you don't believe in spies, you will, once you are done reading this interesting information. With all the powers bestowed in me I give you permission to read my spy journal, "How to become the next top spy".

I, Willow Crackle am training to be a spy at the Central Intelligence Agency (CIA). My first day of training to be a spy 3 weeks ago, I was given a tour packet, dorm room and a very intense class schedule. My day started at 4.30 a.m. Can you believe that? The worst part is the day only ends at 10:00 p.m. Here's my schedule 4:30-5:00 get up, dressed and ready. 5:00-6:00 eat breakfast. 6:00-7:00 self-defense, a perfect way to start your day, by getting sweaty. 7:00-8:00 armed takedown 8:00-9:00 on the job simulation 9:00-11:00 weight room and yes I know it says weight room and lift weights. And when I asked the teacher why she replied "because you need to be strong an able to hold heavy stuff. 11:00-12:00 weapon y. handler 12:00- 1:00 lunch, 1:00- 2:30 target practice. 2:30- 4:00 math, 4:00- 5:00 science and explosions, 5:00- 6:00 multi language class. 6:00-7:00 chemistry, 8:00-9:00 dinner, 9:00-10:00 get ready for bed and go to sleep. As you can see all day, every day I'm busy all, ways. With that being said I'm supposed to

be telling you how to be a spy. Here's all the tips I followed to get to be a spy at the Central Intelligence Agency, (CIA), by following these tips.

- 1 don't get in trouble with the government/law. Be honest if you did something wrong because you would not be a trustworthy person if you lie.
- 2 You can't tell your friends and family, and I know that will be hard to say "Hey I'm a spy!" because being part of a secret agent it has to be a secret.
- 3 learn a new foreign language if you want to work in a foreign country, you got to learn the language of that country but in some countries there's more than one language but you could only learn the main spoken language.
- 4 be a good citizen by helping the underdogs out so they can become big dogs, WOOF! WOOF!

Then there's the characteristics that a spy need:

- 1 Guts and courage, spies put themselves in dangerous situations with only your skills and instincts to keep you from getting hurt.
- 2 intelligence, spies need to be intelligent and fast learners as they need to learn many skills. Every new job would require some new and different skills. Which a spy needs in case of an emergency mission.
- 3 creativity, spies must be creative when in new situations and use what they have on hand at that time.
- 4 teamwork. Be a team player and have a strong team bond with team skills as a spy is expected to work in teams on many occasions'. But if you want any more info on how to become a spy. You'll be hearing from me soon for more on this topic.

Arts and Humanities Commission

2016 Writing Contest

First Place

Division – Youth

Category – Short Works

“If Dogs Could Talk!”

by Layla Gonzalez

If dogs could talk!

(Scene starts in a house)

Scene 1

Narrator (fish): I saw it all with my two eyes, mostly because I can't blink, the dogs smelt a squirrel, mitzy didn't notice and lulu was too busy napping the squirrel was outside, as soon as Janie opened the door...whosh! Roxy ran out as fast as could. All you could see was a red blur. down the alley, Cross the street, through town. All she could think was "get the squirrel". Now it's time for you to figure out the rest

Scene 2

(Scene starts on a sidewalk)

Roxy: ruff, ruff

Roxy: I think I will take a break, wait where am I?

(She looks around and notices she is not at home)

Roxy: oh no

Roxy: look it's a dog shelter, how convenient I can stay there until I can find my way back home

Roxy: I bet there will be yummy treats and beds and toys and maybe even a squirrel pen!

Note humans can not here the animals all they hear are sounds

(Roxy walks to the door and starts scratching)

Roxy: hello

(Dog catcher opens the door)

Dog catcher: well look what we have here, get in mutt!

Roxy: ok, ok

Dog catcher: hey ben check for a tag!

Ben: yes boss!

(Ben kneels down to check for a tag)

Ben: don't worry little pup we'll get you home.

Ben: no tag!

Dog catcher: ok put in a pen!

Ben: yes boss

Scene 3

(Opens in house)

Bo (the cat): where's Roxy I haven't seen here in a while?

Mitzy: I don't know.

Bo: of course you don't know lulu anything?

Lulu: last I saw here she ran out the front door

Bo: you two stay here I'm going to look for her

Lulu & mitzy: ok

(Bo leaves the house)

Scene 4

Roxy: I'm so lonely

Sidney: don't worry little pup

Shelby: yeah, a pretty dog like you will be able to get back home no problem

Chicky's: si, no problema.

Sophie: of course darling, I would love to have colors like those.

Roxy: thanks.

Roxy: I just miss my home.

Scene 5

(Opens on sidewalk)

Bo: finally, I've followed her paw prints and she is in this shelter.

(Bo sneaks in the shelter it's after-hours so no one is there)

Bo: Roxy come on I'm here to get home.

(Bo unlocks Roxy and he is at the door)

Roxy: Wait, let me unlock them.

Bo: no we don't have any time.

Roxy: I have to.

(Roxy is at the last cage and suddenly a night worker comes in)

Night worker: hey stop!

Bo: run!

(Roxy quickly unlocks the last cage and they all run to the house)

Bo: we are here!

Roxy: home sweet home!

(They all go in the house from the back)

Roxy: mom!

Janie: what am I going to do with all these dogs I guess keep them?

THE END

**CAROL ROSALIA CARDENES-GRIMALDI
2016 CITY OF ROWLETT
ADULT DIVISION – POETRY CATEGORY WINNER**

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

WHEREAS, entries were judged on the following: Originality, unique thought and expression; Content, imagery through language and structure; Relevancy, timeless application and consciousness; Structure, successful flow and appropriate grammar; and the Intangible, how it touched the reader; and

WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Adult Division Poetry winner is Carol Rosalia Cardenes-Grimaldi for her poem entitled, “Sweet Dreams.”

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

CAROL ROSALIA CARDENES-GRIMALDI

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Carol Rosalia Cardenes-Grimaldi in attaining this great achievement.

ALAN WINN
2016 CITY OF ROWLETT
ADULT DIVISION – SHORT STORIES CATEGORY WINNER

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

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WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Adult Division Short Stories winner is Alan Winn for his short story entitled, “A Whisper of Love.”

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

ALAN WINN

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Alan Winn in attaining this great achievement.

ALAN WINN
2016 CITY OF ROWLETT
ADULT DIVISION – SHORT WORKS CATEGORY WINNER

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

WHEREAS, entries were judged on the following: Originality, unique thought and expression; Content, imagery through language and structure; Relevancy, timeless application and consciousness; Structure, successful flow and appropriate grammar; and the Intangible, how it touched the reader; and

WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Adult Division Short Works winner is Alan Winn for his short works entry entitled, "Dad."

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

ALAN WINN

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Alan Winn in attaining this great achievement.

**FRANCHESKA CONCEPCION
2016 CITY OF ROWLETT
YOUTH DIVISION – POETRY CATEGORY WINNER**

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

WHEREAS, entries were judged on the following: Originality, unique thought and expression; Content, imagery through language and structure; Relevancy, timeless application and consciousness; Structure, successful flow and appropriate grammar; and the Intangible, how it touched the reader; and

WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Youth Division Poetry winner is Francheska Concepcion for her poem entitled, “In Our Hearts (There’s Bad and There is Good).”

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

FRANCHESKA CONCEPCION

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Francheska Concepcion in attaining this great achievement.

JAIME CHETTY
2016 CITY OF ROWLETT
YOUTH DIVISION – SHORT STORIES CATEGORY WINNER

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

WHEREAS, entries were judged on the following: Originality, unique thought and expression; Content, imagery through language and structure; Relevancy, timeless application and consciousness; Structure, successful flow and appropriate grammar; and the Intangible, how it touched the reader; and

WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Youth Division Short Stories winner is Jaime Chetty for her short story entitled, “How to Become the Next Top Spy.”

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

JAIME CHETTY

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Jaime Chetty in attaining this great achievement.

LAYLA GONZALEZ
2016 CITY OF ROWLETT
YOUTH DIVISION – SHORT WORKS CATEGORY WINNER

WHEREAS, the City of Rowlett and the Rowlett Arts and Humanities Commission sponsored a writing contest; and

WHEREAS, entries were judged on the following: Originality, unique thought and expression; Content, imagery through language and structure; Relevancy, timeless application and consciousness; Structure, successful flow and appropriate grammar; and the Intangible, how it touched the reader; and

WHEREAS, categories for the writing contest included Poetry, Short Stories and Short Works; and

WHEREAS, an invitation was extended to all students of public and private schools, home-schooled students and to all residents 18 years and older with a penchant for writing on any topic; and

WHEREAS, the 2016 Youth Division Short Works winner is Layla Gonzalez for her short works entry entitled, "If Dogs Could Talk!"

NOW, THEREFORE, be it resolved that I, Todd W. Gottel, Mayor of the City of Rowlett, Texas, and on behalf of the City Council, do hereby give special recognition to

LAYLA GONZALEZ

in the City of Rowlett, Texas and encourage all citizens of this community to join me in congratulating Layla Gonzalez in attaining this great achievement.



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 5B

TITLE

Presentation of Proclamation recognizing the week of May 15 – 21, 2016, as American Public Works Association National Public Works Week.

STAFF REPRESENTATIVE

Jim Proce, Assistant City Manager
Noel Thompson, Interim Director of Public Works

SUMMARY

The purpose of this item is to proclaim American Public Works Association National Public Works Week as May 15 – 21, 2016.

BACKGROUND INFORMATION

Since 1960, the American Public Works Association (APWA) has sponsored National Public Works Week. It is a celebration of the tens of thousands of men and women in North America who provide and maintain the infrastructure and services collectively known as public works. Across the nation, the more than 29,000 members use this week to energize and educate the public on the importance of the contribution of public works to their daily lives: planning, building, managing and operating the heart of our local communities and building the quality of life.

DISCUSSION

Instituted as a public education campaign by the APWA in 1960, National Public Works Week calls attention to the importance of public works in community life. The week seeks to enhance the prestige of the often-unsung heroes of our society – the professionals who serve the public good every day with quiet dedication.

The APWA encourages public works agencies and professionals to take the opportunity to make their stories known in their communities. The occasion is marked each year with scores of resolutions and proclamations from mayors and governors, as well. Some special highlights of National Public Works Week include a United States Senate resolution affirming the first National Public Works Week in 1960, letters of acknowledgement from Presidents Dwight Eisenhower and Lyndon Johnson, and a Presidential Proclamation signed by John F. Kennedy in 1962.

This year, APWA has selected "Public Works Always There" as its theme for 2016's National Public Works Week, which will be celebrated May 15-21. This theme showcases the pervasiveness of public works. Communities depend on public works, and the men and women of the profession are always there and always ready.

Each year, a poster/painting is produced by the APWA representing the theme. This year's poster reflects this theme by showing the communities do exist providing the face of Public Works as a centerpiece supporting everyday quality of life.



ATTACHMENT
Proclamation

AMERICAN PUBLIC WORKS ASSOCIATION

NATIONAL PUBLIC WORKS WEEK

WHEREAS, each year the American Public Works Association designates the third week in May as National Public Works Week; and

WHEREAS, public works services provided in our community are an integral part of our citizens everyday lives; and

WHEREAS, the support of an understanding and informed citizenry is vital to the efficient operation of public works systems and programs such as water, sewers, streets and highways, fleet, public buildings, engineering and *tornado debris removal*; and

WHEREAS, the health, safety and comfort of this community greatly depends on these facilities and services; and

WHEREAS, the quality and effectiveness of these facilities, as well as their planning, design, and construction, are vitally dependent upon the efforts and skill of public works officials; and

WHEREAS, the efficiency of the qualified and dedicated personnel who staff public works departments is materially influenced by the people's attitude and understanding of the importance of the work they perform, and

WHEREAS, this year's theme "Public Works Always There" showcases the pervasiveness of public works. Our communities depends on public works, and the men and women of the profession, who are always there and always ready!" and this speaks to the essential nature of public works services in support of everyday quality of life.

NOW THEREFORE, I, Todd W. Gattel, Mayor of the City of Rowlett, and on behalf of the City Council, do hereby proclaim the week of May 15 – 21, 2016, as

AMERICAN PUBLIC WORKS ASSOCIATION

NATIONAL PUBLIC WORKS WEEK

in the City of Rowlett, and I call upon all citizens and civic organizations to acquaint themselves with the issues involved in providing our public works and to recognize the contributions which public works officials and staff make every day to our health, safety, comfort and quality of life in our community, Rowlett.



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 5C

TITLE

Presentation of the American Public Works Association, Top Ten Public Works Leaders Award to Assistant City Manager Jim Proce for outstanding career service achievements.

STAFF REPRESENTATIVE

Noel Thompson, Interim Public Works Director

SUMMARY

An integral part of American Public Works Association's (APWA) celebration of National Public Works Week is the announcement of the Top Ten Public Works Leaders of the Year. The Top Ten Leader award is given for exemplary public works performance, and its purpose is to honor the recipients, recognize and enhance the profession, and increase general public works awareness.

The purpose of the award is also to inspire excellence and dedication in public service by recognizing the outstanding career service achievements of public works professionals and officials, from both the public and private sectors. The primary focus of the award is on career service to the public works profession rather than on any one single event or project.

This year, ten individuals were singled out who represent the finest in the public works profession throughout North America.

Assistant City Manager Jim Proce is being recognized nationally for his career achievements and ongoing dedication to excellence in public service.

BACKGROUND INFORMATION

The honor of being named a Top Ten Public Works Leader is among the most coveted and prestigious presented by APWA. Each Top Ten Public Works Leader will be recognized at a local, community-oriented event, as well as during the Awards Ceremony as part of APWA's International Public Works Exposition (PWX) in Minneapolis, Minnesota later this year.

This year marks the 56th anniversary of the Top Ten Public Works Leader award. From its inception in 1960, APWA's selection of a Top Ten list of exceptional public works professionals has identified 560 men and women who reflect the highest standards of professional conduct for public works officials.

The honorees have been recognized for discharging critical responsibilities in connection to the design, construction, maintenance and/or operation of major public works projects or activities in large and small municipalities throughout North America.

The award will be issued by Susan Hann, PE, AICP, ICMA-CM. Susan is a past Director of APWA, has been a City Manager, Deputy City Manager, Public Works Director, and Executive Director of a Metropolitan Planning Organization and currently serves as Director of Planning and Project Management at Brevard Public Schools, in Florida.

In the presentation, Ms. Hann will be accompanied by the President of the Texas Chapter of APWA Carlos Sanchez, PE, CPM, Public Works Director of the City of McAllen Texas and the President of the North Central Texas Branch Pamela Salvador, PE, CFM, Past President of APWA Noel Thompson, PWLF, our Interim Public Works Director, as well as several other representatives from the American Public Works Association and Rowlett staff.

DISCUSSION

It is the intent of this APWA Top Ten Leader award to recognize the career service accomplishments of public works professionals and officials.

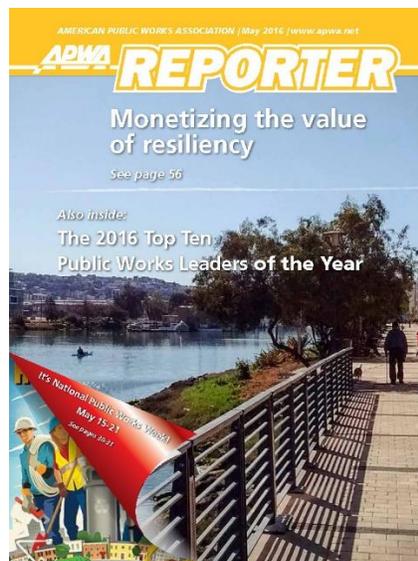
The rating criteria all of which requires detailed documentation and presentation to the national review committee includes:

- Employment Record – encompassing entire career showing progression and advancement throughout career
- Job-Related Technical Accomplishments – illustrating innovation and initiatives throughout career
- Job-Related Managerial Accomplishments – identifying successful initiatives, projects, programs, and management of resources
- Initial and Lifelong Education – illustrating growth, knowledge and education throughout career
- Publications – including national publications and being recognized as a subject matter expert; authored publications, books, training media
- Presentations – including teaching classes, presenting at conference, and producing webinars
- Professional Involvement – establishing national, regional and local presence in metropolitan planning organizations, granting agencies, regulating agencies, professional development and associations
- Community Service – serving and participating in community outreach and community minded initiatives.
- Awards – achieved recognition for agency, staff, and self

The nominations for the award from former employees, supervisors, consultants, mentors and mentees had come from several cities, counties, and organizations all about the country that included:

- Malabar, Florida
- Titusville, Florida
- Palm Bay, Florida
- Indialantic, Florida
- Holly Hill, Florida
- Punta Gorda, Florida
- Rockwall, Texas
- Rowlett, Texas
- Allen, Texas
- Fate, Texas
- Louisville, Kentucky
- Northfield, Minnesota

The summary article has been published in the APWA Reporter, a publication that goes out to almost 30,000 members throughout the U.S., Canada and abroad. The article can be found at: <http://www.apwa.net/Resources/Reporter/Articles/2016/5/2016-Top-Ten-Public-Works-Leaders-named>



James "Jim" Proce, MBA, PWLF
Assistant City Manager
City of Rowlett, Texas



Throughout his career, James "Jim" Proce has managed many successful engineering and construction projects including roadway, stormwater, and utility projects, handling all aspects including management, engineering, planning, design, maintenance, and construction. He is currently employed by the City of Rowlett, Texas, where he was originally hired as the Public Works Director, but as of December 2013 was promoted to Assistant City Manager, where he now oversees Engineering, Utilities, Public Works, Planning & Zoning, Building Permitting, Drainage, Parks & Recreation, Facilities, and Information Technology, as well as managing the City's Capital Improvement program for all departments.

Proce initiated and implemented the first strategic plan in the Public Works Department in Rowlett. The process engaged the entire department, focusing on developing a new and improved culture. The process provided for a mission statement, vision statement, departmental values, established core services, customer service processes, identified an annual work plan, goals on the horizon, and long-term outlook for the department. The effort resulted in better teamwork, resource allocation and a focus on continuous improvement.

Prior to Proce's arrival in Rowlett, all training, certifications, and licensing had fallen by the wayside. Proce reinstated the internal training and licensing programs ensuring the staff worked towards their licensing requirements. This is inclusive of water, sewer, ASE, the Public Works Institute (PWITX), APWA's Emerging Leader Program (yielding graduates Jacob Gilliland and Erin Jones) and participation in the APWA Donald C. Stone Center for Leadership Excellence in Public Works. Staff has been enabled and encouraged to actively participate in APWA programs, training and seminars.

ATTACHMENTS

Attachment 1 – Nomination letter



CITY OF HOLLY HILL

The City with a Heart

1065 Ridgewood Avenue ♥ Holly Hill, Florida 32117

www.hollyhillfl.org

Building, Zoning, Licensing & Inspections

386-248-9442
Fax 386-248-9498

City Clerk

386-248-9441
Fax 386-248-9448

City Manager

386-248-9425
Fax 386-248-9448

Community Services

386-248-9435
Fax 386-248-9448

Economic Development

386-248-9424
Fax 386-248-9444

Finance

386-248-9427
Fax 386-248-9497

Human Resources

386-248-9440
Fax 386-248-9448

Information Technology

386-248-9459
Fax 386-248-9448

Public Works

386-248-9463
Fax 386-248-9499

Utility Billing

386-248-9432
Fax 386-248-9458

Community Development & Resource Center

386-248-9453
Fax 386-248-9437

Dear APWA Top Ten Award Reviewers.

I wish to take this opportunity to recommend Mr. Jim Proce for the distinguished Top Ten Leadership Award.

I met Jim approximately 15 years ago when I was asked by APWA to be part of an interview committee team for the selection of Palm Bay's next public works director. The team consisted of myself, 2 other public works directors and a Palm Bay union representative. After interviewing Jim there was no question as to who would lead Palm Bay into the future. By unanimous vote, we recommended Jim Proce for the position. From that day forward, our world would never be the same.

Jim immediately became involved in the APWA by joining the Central Florida Branch. Prior to Jim's involvement, there was no representation from Brevard County where Palm Bay is located. Under Jim's leadership, we saw our membership grow as he brought his people into the Central Florida Branch family. To this day we continue have solid representation from Brevard County in leadership roles thanks to Jim's effort.

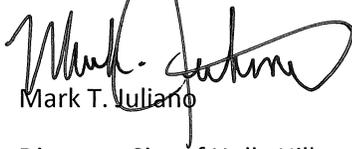
Jim rose through the Branch ranks effortlessly serving as Vice Chairman, Chairman Elect and Branch Chairman. He also was the recipient of the Branch's most prestigious award, Branch Member of the Year. At the Florida Chapter level, Jim continued to rise in the organization serving on the Awards Committee while working tirelessly in getting his agency fully accredited through APWA National, one of the very first in Florida. Jim was once again recognized for his accomplishments when he was named Florida Chapter Member of the Year. There is no doubt in my mind had Jim remained in Florida, he would have moved through the Chairs rapidly and have become Chapter President. At the National level Jim has remained active in the organization serving as an Accreditation Site Manager, the National Project of the Year Committee and the APWA Leadership and Management Committee.

While Jim has moved on to Rowlett Texas, the passion he displayed in Florida for APWA lives on as he continues to give back to the organization and the public works profession. His well penned articles in the APWA Reporter are both inspiring and motivating and tell a story of a man's life committed to public service and his unrelenting drive to "give back". From his neighborhood food drives, to cooking and feeding the masses of friends, family and co-workers, to rocking out on the public works float in the annual Christmas parade, Jim has inspired us all.

Page 2

15 years ago I had the privilege of putting my faith in a man who I thought would make an excellent public works director. Based upon all of Jim's accomplishments, I could not be any prouder of him. I am extremely honored to submit Jim Proce for consideration of the Top Ten Leader of the Year Award.

Respectfully Submitted;

A handwritten signature in black ink, appearing to read "Mark T. Juliano". The signature is fluid and cursive, with a large loop at the end.

Mark T. Juliano

Director, City of Holly Hill

Past President – Florida Chapter

February 21, 2016

American Public Works Association
Top Ten Review Committee
2345 Grand Boulevard, Suite 700
Kansas City MO, 64108-2625

Dear Committee Members:

Jim Proce started his career in Palm Bay, Florida as a draftsman and quickly worked his way up through the various leadership positions in the Public Works Department. When I came to Palm Bay as the Public Works Director in 1997, Jim was the Transportation & Drainage Division Manager in the Public Works Department. In 2003, Lee Feldman, Palm Bay's new (at the time) City Manager appointed me as Deputy City Manager and he appointed Jim as the Public Works Director. Jim accepted the position of Public Works Director with the City of Rowlett, Texas in 2011, shortly before Lee Feldman left the City and I was appointed Palm Bay's City Manager.

During the time Jim and I worked together, I was able to observe Jim as a very skilled and creative leader who moved the Public Works Department forward with fresh ideas and innovative thinking. He engaged the community in a way that had never been seen before in Palm Bay. Through his unique personal style, he was able to work with even the most reluctant resident to find solutions to any public works issue. He loved his work and his community.

Jim has adeptly used a barbecue grill to solve almost any challenging neighborhood issue. His creative use of hot dogs to get people talking to one another was just amazing! Whether hosting a community clean up event or gathering the neighborhood to discuss planned improvements, he brought the grill and people shared their thoughts over an impromptu picnic.

Jim would take any phone call, visit any resident at any time of day and do whatever it took to make sure that every resident knew the Palm Bay Public Works Department was sincere about serving the community's needs. He was not the guy sitting behind his desk adeptly moving paper around; he was out in the community meeting people and responding to their needs. When the hurricanes hit Palm Bay in 2004, Jim wasn't in the Emergency Operations Center, Jim was in his truck, picking up limbs and guiding operations from the field. In Palm Bay, he was a visible public works professional, not because he learned that in management school, because that is who he is.

When Jim left Palm Bay to go to Rowlett, Texas as the Public Works Director I had no doubt that he would be amazingly successful. Jim is the type of person who takes on any challenge with enthusiasm, spirit and best intentions for the community he serves. He understands political and community context and he can facilitate solutions in a way that leaves everyone confident their voices were heard and their ideas were considered.

Top Ten Review Committee
February 21, 2016
Page Two

Jim is a proven leader. Over the years, I have seen his teams accomplish extraordinary things. He developed a construction team that could compete with any private construction company. For many years, Palm Bay used Jim's in-house staff to build just about anything in the civil infrastructure realm. Millions of dollars of drainage projects and road projects were constructed by his crews safely, efficiently and cost-effectively.

Jim has a strong commitment to professional development. He earned all of his degrees while working and is a tireless advocate for continuous learning. He is a graduate of the Harvard Kennedy School of Government program for State and Local Executives and he has achieved distinction as part of the inaugural group of Public Works Leadership Fellows as recognized by the American Public Works Association (APWA). Jim also earned the national APWA Community Involvement Award in 2011 for his outstanding achievements and he led Palm Bay's Public Works Department to its first ever accreditation through APWA.

Jim has been and continues to be a dedicated professional mentor for local government leaders. I personally know several people who have learned self-confidence and earned more responsible roles as a result of Jim's mentorship and guidance. I attribute part of my success as a City Manager to the numerous strategic conversations Jim and I have had over the years to collaboratively navigate very challenging situations. He and I have very different personalities and approaches, but very similar values. As I transitioned to the role of Palm Bay's City Manager, Jim's perspective and advice helped me lead the City through a very difficult time in its history.

It is rare to find someone with a combination of talents that include strengths in operations, finance, budgeting and strategic thinking along with an extraordinary ability to connect with citizens, the business community, employees and elected officials.

Jim will apply great enthusiasm, initiative and dedication towards any task, whether it is leading the City or picking up litter. He knows the value of hard work, family, friends and community and he will accept nothing less than success!

Should you need additional information, please don't hesitate to contact me at 321-633-1000 ext. 446 or hann.susan@brevardschools.org.

Sincerely,

Susan Hann

Susan Hann, P.E., AICP, PWLF

February 28, 2016

Kansas City Missouri Office
2345 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

Re: Top Ten Public Works Leader of the Year Award Nomination – Jim Proce

To whom it may concern:

It is with great honor and pleasure to recommend Mr. Jim Proce for the Top Ten Public Works Leader of the Year Award. He has positively influenced me professionally and personally, and I am forever grateful for his mentorship, leadership, compassion and belief in me, and in others he has touched along the way.

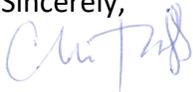
He was the Public Works Director when I started my public career at the City of Palm Bay in July 2005. Through his support for my professional development, he encouraged me to become a member of APWA and to get involved with the organization. He signed me up to be one of the first participants in the Emerging Leaders Program in 2006, and supported me in giving back to the program by becoming a mentor the following year. He also encouraged me to pursue advancement opportunities and later promoted me to be the Operations Manager in October 2006.

Through his leadership, our Public Works Department became the 51st Department to get accredited in 2008, which was a tremendous undertaking, and one of the most rewarding things I have participated in throughout my career. Jim had a vision for our Department to be the best, and would always encourage and support his staff to be their best. He would never ask you to do something that he wasn't willing to do himself.

Although he left Florida 4 ½ years ago, he has continued to be my cheer leader, my mentor, my leader, my go-to person when I need advice, my colleague, and my friend. I am grateful that I have had the opportunity to know him personally, and I look forward to continuing that relationship we have had for over 10 years.

As stated above, it is truly an honor and pleasure to recommend Jim for the Top Ten Public Works Leader of the Year Award. His dedicated service to the public, to the organizations in which he has served, to APWA, to his staff and to his colleagues proves this honor is well deserved!

Sincerely,



Elia Twigg, P.E.
Local Agency Manager

Mayor ~ Todd Gottel
Mayor Pro Tem ~ Michael Gallops
Deputy Mayor Pro
Tem ~ Tammy Dana-Bashian

City Council ~
Robbert van Bloemendaal
Carl Pankratz
Debby Bobbitt
Rick Sheffield

City Manager ~ Brian Funderburk



City of Rowlett
4000 Main Street
Rowlett, TX 75088

Phone ~ 972.412.6100
Fax ~ 972.412.6118
www.rowlett.com

*A unique community where families
enjoy life and feel at home*

February 26, 2016

Awards Program
American Public Works Association
1245 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

Dear Sir or Madam:

I am writing this letter as a form of support for Mr. Jim Proce's nomination to the APWA Top Ten Award. I have had the honor of working alongside Jim for almost three years, but more importantly I have had the honor of learning from Jim for that same amount of time. Jim's accomplishments here at the City of Rowlett speak volumes about his effectiveness as a leader in our organization. These include the following:

- Disaster response from the December 26, 2015 tornado that devastated our community. Jim's experience with multiple hurricane events during his tenure in Palm Bay, Florida enabled him to lead the efforts to make sure all cogs in our emergency response were operating effectively and efficiently.
- Establishing a Capital Improvement Program Task Force with the mission of creating dialogue between community stakeholders city staff/elected officials. This education process was the most successful outreach effort for a bond election that the city has ever experienced.
- Helping to bring the construction of Kids Kingdom playground to completion. This playground is a near \$1 million dollar facility that will serve as a regional draw for the City of Rowlett.
- Starting the application process for the City of Rowlett to seek accreditation from the American Public Works Association.

Aside from the aforementioned accomplishments, this letter will focus on his ability to serve as a mentor to those looking to advance their careers, which is second to none.

I have worked with Jim on two separate occasions at the City of Rowlett. My first experience with Jim was in 2012 as a Senior Planner while Jim was Managing Director of Public Works and Development. During this time I quickly noticed that Jim's knack for distilling a problem down to its core basis, and his ability to speak frankly fit with my personality. During this time I learned a great deal from Jim, but left the organization in 2012, to work for a neighboring municipality as their Director of Community Development. When the Director of Development Services position at the City of Rowlett became available, and I found out that Jim was now Assistant City Manager I was naturally intrigued. I would



potentially have the opportunity to directly report to Jim, and be able to continue what I felt was unfinished business learning from him. I was hired in March 2014 as the City of Rowlett's Director of Development Services and continue to serve in that capacity.

My recent tenure at City of Rowlett has been an amazing opportunity to learn from Jim and absorb his incredible wealth of knowledge, whether it be technical, operational, or managerial. I have had several mentors in my career and each has been different. What makes Jim unique is that he is not just teaching me; our professional relationship is very much a dialogue. Although his knowledge base is deep, he is always seeking to learn something new by engaging in conversation with anyone, regardless of their position on the organization chart.

In closing, my aim is that this letter has served as a small insight as to the impact Jim has had on my career growth. I am certain that there are numerous other individuals that will attest to similar experiences. I look forward to seeing Jim achieve this great accomplishment and congratulating him in the near future. Thank you.

Regards,



Marc Kurbansade, AICP
Director of Development Services

February 26, 2015

American Public Works Association
2345 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

RE: Top Ten Public Works Leaders of the Year Recommendation for Jim Proce

Dear APWA Awards Committee:

It is with great enthusiasm that I recommend Jim Proce for the Top Ten Public Works Leaders of the Year award. I met Jim in 2009 when I started working at the City of Palm Bay, FL. In 2010, I accepted a position in the Public Works Department where Jim was the Director. Well known in the community as "Your Friendly Neighborhood Public Works Director", Jim is high energy, approachable, innovative and dedicated to maintaining our infrastructure. He has a "can do" attitude and is always up for a challenge. He maintains a great rapport with city staff, residents and community stakeholders.

Active in APWA at the branch, chapter and national levels, he encouraged our team to be involved as well. Within a few months of working for Jim, I became an APWA member and was assisted on my first APWA event, the Student Expo for the Florida Chapter Conference. Within the first year or so, I also completed the Florida Public Works Institute and graduated from the Emergency Leaders Academy (Class IV). During his time at Palm Bay, the Department became the 51st APWA accredited agency.

Even after relocating to Rowlett, TX to serve as the Managing Director for Public Works and Development, Jim still stays in contact with many of his Florida public works family. He has been a great mentor to me and I cannot thank him enough for how he has shaped my career (without probably even realizing it!). He continues to be available when I have a question or need feedback. His leadership influenced how I view the public works profession, community and the importance of being active in the American Public Works Association. Jim is a great ambassador for all of the above and I have no doubt that he continues to develop future leaders in public works and local government.

Please select Jim for this award! Feel free to contact me should you have any further questions by phone at (321) 652-0653 or via email at Amanda.Wheeler@Titusville.com.

Kind regards,



Amanda Millirons Wheeler, MPA
City of Titusville, FL
Public Works Deputy Director
APWA Florida Chapter, Diversity/Young Professionals Committee Chair
APWA Central Florida Branch, Chairman



City of Punta Gorda, Florida

Public Works Department
326 West Marion Avenue
Punta Gorda, Florida 33950
941-575-5050 Telephone
941-575-5044 Fax
www.pgorda.us

February 24, 2016

Awards Program
American Public Works Association
1245 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

Re: Top Ten Public Works Leader of the Year

Dear Nominating Committee,

It is a great pleasure to support Jim Proce for Top Ten Public Works Leader of the Year. I have known Jim both personally and professionally for over ten years. He is a person truly devoted to his family, profession and community.

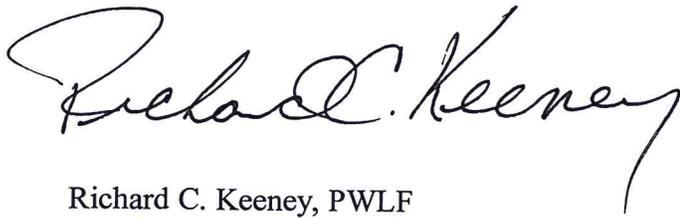
As a family man, Jim is so proud of his daughter Gabby and son Joey. He sends updates to his friends on their accomplishments in their educational and musical endeavors. Jim and his wife Irene are wonderful parents and role models to their children.

To describe Jim as high energy would be an understatement. I do not believe I have met anyone else with his drive and ambition to his profession and the APWA organization. Jim loyally served Palm Bay, Florida for many years in the public works profession. He welcomed difficult assignments and the challenges they presented as an opportunity to excel. He led his department by example earning the respect of the employees he managed. Jim developed an annual breakfast for the public works employees, which I have had the honor to attend. You could see the enjoyment in the employee's faces at the event.

Both Palm Bay and the Florida Chapter lost a great person when Jim accepted the Public Works Director position in Rowlett Texas. As the saying goes one man's loss is another man's treasure. Jim worked tirelessly for APWA at the branch, chapter and national level, holding numerous positions and always setting the bar higher.

Jim has been extremely involved in his community at various events. As an example Jim has played music with his rock band as entertainment and has participated in food drives, literally filling public works equipment with food to feed the hungry, truly impressive.

As you can see I am quite proud of Jim as a friend and a fellow public works professional. His commitment is unparalleled and is most deserving of the Top Ten Public Works Leader of the Year.

A handwritten signature in black ink that reads "Richard C. Keeney". The signature is written in a cursive style with a large, looping initial "R".

Richard C. Keeney, PWLF
Past President Florida Chapter 2007/08
Top Ten Public Works Leader of the Year 2010
Treasurer Florida Chapter

February 23, 2016

To: APWA Awards Committee
2345 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

Dear APWA Award Committee:

This letter is to support Jim Proce as a top ten nominee for APWA. I have had the pleasure of being a mentee of Jim's through the Donald Stone Program with APWA. Throughout the program, I learned a tremendous amount of information from Jim on what it takes to be a leader in public works. One of the best things about Jim is his belief in the Athenian Oath, and his desire to pass on something better to the next generation.

Jim puts his community first and builds leaders in public works. He is technically savvy, looks for ways to innovate, and is opened minded to change. He gives back to the public works community with the articles and publications he writes. He leads food drives with his staff for the community.

Please select Jim as a top ten nominee, as he is one of the best in are profession.

Yours truly,



David Bennett, PE
Public Works Director/City Engineer

Mayor ~ Todd Gottel
Mayor Pro Tem ~ Michael Gallops
Deputy Mayor Pro
Tem ~ Vacant

City Council ~
Rick Sheffield
Tammy Dana-Bashian
Debby Bobbitt
Robbert van Bloemendaal

City Manager ~ Brian Funderburk



*A unique community where families
enjoy life and feel at home*

February 26, 2016

Awards Program
American Public Works Association
1245 Grand Boulevard, Suite 700
Kansas City, MO 64108-2625

Re: Top Ten Public Works Leaders of the Year

Dear Nominating Committee,

It is my pleasure to support Jim Proce for Top Ten Public Works Leaders of the Year. I have worked with Jim professionally for five years. In that time I have personally witnessed his passion for the Public Works profession and providing his employees with growth opportunities. He encouraged my participation in the APWA Emerging Leaders Academy in 2011-2012 and I continue to reap the rewards of that leadership experience. Jim sincerely cares about his employees and his community.

The City of Rowlett was recently hit by an F-4 Tornado. While this has been devastating for our community, having someone like Jim who has a long history of working through and leading disaster relief efforts has been invaluable.

He is committed to Mission of APWA and is truly deserving of your consideration.

Sincerely,

A handwritten signature in blue ink that reads "Erin L. Jones".

Erin L. Jones
Senior Planner
972-412-6114
ejones@rowlett.com

Mayor ~ Todd Gottel
Mayor Pro Tem ~ Michael Gallops
Deputy Mayor Pro Tem ~ Tammy Dana-Bashian

City Council ~
Robbert van Bloemendaal
Carl Pankratz
Debby Bobbitt
Rick Sheffield

City Manager ~ Brian Funderburk



City of Rowlett
4000 Main Street
Rowlett, TX 75088
Phone ~ 972.412.6100
Fax ~ 972.412.6118
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*A unique community where families
enjoy life and feel at home*

February 24, 2016

Dear APWA Awards Committee,

I'm writing this letter in support of Jim Proce's nomination to receive the APWA Top Ten Public Works Leader Award.

Jim began employment with the City of Rowlett in June of 2011. At the time, I was a technician in the Pumps and Motors Division of Public Works. A series of incidents allowed Jim and I to interact frequently over the period of a couple of months. We began discussing my goals and such during this time.

As positions opened and opportunities became available, Jim allowed me to advance and show the world what I had to offer. To date, I have been promoted three times and I wholeheartedly believe Jim has played a major role in my success.

His never-ending thirst for knowledge and sharing of that knowledge, makes Jim a wealth of information. One can regularly expect some sort of useful article or publication to be transmitted 24 hours a day.

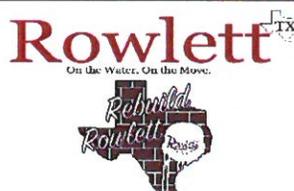
Jim is a fantastic mentor and encourages me to further my involvement in everything Public Works. I knew little of APWA until he came around and have discovered it to be an instrumental organization. I am an alumni of the Emerging Leaders Academy and am in the process of applying for the Donald C Stone Center, Level II.

Please consider Jim Proce as a recipient of the APWA Top Ten Public Works Leader Award. He has been instrumental in my success and the success of many others. It is nearly impossible to find a finer example of a leader and mentor.

Regards,

A handwritten signature in blue ink, appearing to read "Jake Gilliland".

Jake Gilliland
City of Rowlett
Utility Operations Manager



2/26/16

Re: Recommendation Letter – Jim Proce

To APWA Awards Committee:

I have known and worked with Jim Proce since he came to Rowlett in June 2011 to become the Public Works Director. Jim started in Rowlett in the middle of the Merritt Rd Project, the largest road project the city had ever undertaken. I served as the Project Manager for the design team and was concerned about how a new Public Works Director may impact the project. Quickly my team and I found out that Jim was professional, honest and the right one to have leading this project for the City. We were excited to work with him as a leader and his staff.

Jim and I have continued to work together over the last 5 years at different times and through various capacities. I have always found Jim to be very professional, knowledgeable and dedicated to his job. Jim is open to new challenges and studies/learns the applicable information to make him more knowledgeable in these areas.

Sincerely,



Kevin R. Johnson, P.E.
Principal/Vice-President

**6805 Falls Creek Road
Louisville, Kentucky 40241**

February, 29 2016

APWA Top Ten Award Reviewers/Selectors
APWA
Suite 700
2345 Grand Boulevard
Kansas City, MO 64108-2625

RE: James Proce, MBA, PWLF

Greetings:

Eight years ago, I met Jim Proce when he was the Director of the City of Palm Bay, Florida, Department of Public Works. I was in Palm Bay to present the City their Public Works Accreditation. Palm Bay had one of the highest accreditation scores recorded to that point. Jim Proce's dynamic leadership in that process was obvious and excellent. The morale of the agency was impressive, unparalleled to any I had previously observed. His accessibility to employees and the public is evident, and has earned him the moniker of "*your friendly neighborhood public works director*". That willingness to be approachable scored a lot of cooperation and good will.

Jim left Palm Bay Public Works a remarkable legacy of high organizational achievement, a cadre of motivated younger leaders and an outstanding record of delivery of service. Palm Bay continues to perform well since his departure.

In his new community, Rowlett, Texas, Jim Proce's high energy, approachability, organizational skills and dedication to building another great public works department and city. Jim started as the Public Works Director, but was soon promoted to Assistant City Manager where his skills are now applied across City government. Right now, Rowlett is recovering from a devastating tornado that flattened a wide swath of the City. It is taking many hours of work and leadership, but Rowlett is bouncing back quickly. Meanwhile, the middle of this heroic response The Rowlett Public Works Department is in the midst of working on their Public Works Accreditation. I think you can count on them to achieve it.

It is my pleasure to endorse Jim Proce for the 2016 Class of APWA Top Ten Public Works Leaders.

Sincerely,

Noel C. Thompson, PWLF



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 7A

TITLE

Consider action to approve minutes from the May 3, 2016 City Council Regular Meeting.

STAFF REPRESENTATIVE

Laura Hallmark, City Secretary

SUMMARY

Section 551.021 of the Government Code provides as follows:

- (a) A governmental body shall prepare and keep minutes or make a tape recording of each open meeting of the body.
- (b) The minutes must:
 - (1) state the subject of each deliberation; and
 - (2) indicate each vote, order, decisions or other action taken.

RECOMMENDED ACTION

Move to approve, amend or correct the minutes for the May 3, 2016 City Council Regular Meeting.

ATTACHMENT

05-03-16 City Council Regular Meeting Minutes



City of Rowlett

Meeting Minutes

City Council

4000 Main Street
Rowlett, TX 75088
www.rowlett.com

City of Rowlett City Council meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at 972-412-6115 or write 4000 Main Street, Rowlett, Texas, 75088, at least 48 hours in advance of the meeting.

Tuesday, May 3, 2016

5:45 P.M.

Municipal Building – 4000 Main Street

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

Present: Mayor Gottel, Mayor Pro Tem Gallops, Deputy Mayor Pro Tem Dana-Bashian, Councilmember van Bloemendaal, Councilmember Bobbitt, and Councilmember Sheffield

Absent: Councilmember Pankratz

1. CALL TO ORDER

Mayor Gottel called the meeting to order at 5:45 p.m.

2. EXECUTIVE SESSION

There are no agenda items.

3. WORK SESSION (5:45 P.M.) * Times listed are approximate.

3A. Discuss implementation of a Library RFID (Radio Frequency Identification) system. (20 minutes)

Kathy Freiheit – Director of Library Services, Philip Barrot – Technical Services Supervisor, and Laura Tschoerner – Circulation Manager, presented the status of the current system, advantages of RFID, research conducted for RFID systems, the proposal process, and a timeline and specifics for implementation.

3B. Discuss status of Community Development Block Grant funding for Plan Year 2015 and allocation of funding for Plan Year 2016 (October 1, 2016 - September 30, 2017). (40 minutes)

Marc Kurbansade, Director of Development Services, reviewed the status of the current plan year and the options to continue. Lengthy discussion about possibilities. The consensus of Council for the 2016 plan year was to allot 65% of funds to public facilities, 15% to public services and increase the allocation to Life Message by \$5,000, which was the amount set for DART passes.

3C. Discuss Martha Lane Water Tower Status. (10 minutes)

This item will be discussed at a future meeting.

3D. Discuss approving and ratifying an emergency construction contract with TRI-CON Services in the amount not to exceed \$593,081.00 for the 36 inch gravity sanitary sewer line repair and replacement. (15 minutes)

Noel Thompson, Interim Director of Public Works, along with Jake Gilliland, Utility Operations Manager and Jim Proce, Assistant City Manager, provided the details of this project.

4. DISCUSS CONSENT AGENDA ITEMS

Mayor Gottel asked that item 7G be pulled for Individual Consideration.

Council took a short break at 7:28 p.m.

CONVENE INTO THE COUNCIL CHAMBERS (7:30 P.M.)*

Council reconvened at 7:40 p.m.

INVOCATION – Dretha Burris, First Rowlett United Methodist Church

PLEDGE OF ALLEGIANCE – Rowlett Police Honor Guard presented the colors.

TEXAS PLEDGE OF ALLEGIANCE – Led by the City Council

5. PRESENTATIONS AND PROCLAMATIONS

5A. Presentation of proclamation to Purple Heart Recipient, PFC Francis James Cameron, Jr.

Chief Warrant Officer 3 (Ret.), Dale Whitsett, made the official Purple Heart presentation. State Representative Cindy Burkett presented a flag that was flown over the State Capital in honor of this recognition, a letter from Lieutenant Governor Dan Patrick, and a State Resolution. Mayor Gottel presented a proclamation on behalf of the City of Rowlett. Mr. Cameron made some personal remarks about his active duty and experiences as a veteran.

5B. Presentation of proclamation recognizing the month of May, 2016 as National Motorcycle Awareness Month.

Councilmember Sheffield presented the proclamation to members of the Blue Knights Texas 46 Law Enforcement Motorcycle Club.

5C. Presentation of proclamation recognizing the week of May 15-21, 2016, as National Police Week.

Mayor Pro Tem Gallops presented the proclamation to officers representing the Rowlett Police Department: Chief Brodnax, Assistant Chief Godfrey, Lt. Gibbs, Lt. Miller, Lt. Ferrie, Officer Jones, and Sgt. Harrelson.

- 5D. Presentation of proclamation recognizing the week of May 1-7, 2016, as Rowlett Detention Officers Week.

Councilmember van Bloemendaal presented the proclamation to Detention Officers Craddock and Ocanas.

- 5E. Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

Mayor Gottel announced the following:

COUNCIL MEETINGS

- NEXT REGULAR COUNCIL MEETINGS WILL BE HELD ON TUESDAY, MAY 17TH

P & Z MEETINGS

- MEETINGS WILL BE HELD ON T MAY 10TH AND 24TH IN THE CITY HALL CONFERENCE ROOM AT 6:30PM

VOTING FOR GENERAL ELECTION

- ELECTION DAY – SATURDAY, MAY 7TH, 7AM TO 7PM
- CHECK THE CITY'S FRONT PAGE ON THE WEBSITE FOR THE PROPOSED CHARTER AMENDMENTS

SMALL BUSINESS ADMINISTRATION NOW OFFERING LOW-INTEREST DISASTER LOANS!

- THE DEADLINE TO APPLY FOR PROPERTY DAMAGE LOANS IS MAY 31, 2016
- THE DEADLINE TO APPLY FOR ECONOMIC INJURY LOANS IS DECEMBER 29, 2016
- YOU MAY CALL 800-659-2955
- EMAIL DISASTERCUSTOMERSERVICE@SBA.GOV OR ROWLETTTOEM@ROWLETT.COM

REBUILD ROWLETT "GO FUND ME" AND "PAYPAL" ACCOUNTS

- THE ROWLETT CHAMBER FOUNDATION, A NON-PROFIT ORGANIZATION, STARTED REBUILD ROWLETT GO FUND ME AND PAYPAL ACCOUNTS
- MAKE A TAX-DEDUCTIBLE DONATION TO HELP ROWLETT RESIDENTS REBUILD THEIR LIVES AND HOMES
- WWW.GOFUNDME.COM/REBUILDDROWLETT
- PAYPAL – WWW.REBUILDDROWLETT.ORG

ROWLETT LIBRARY

- MAY THE FOURTH BE WITH YOU
 - WEDNESDAY, MAY 4TH AT 7PM
 - CELEBRATE ALL THINGS STAR WARS AT THE LIBRARY
- FREE COMIC BOOK DAY
 - SATURDAY, MAY 7TH, ALL DAY AT THE LIBRARY
- CRAFTS FROM YOUR FAVORITE DIGITAL PHOTOS
 - SATURDAY, MAY 7TH, 2PM AT THE LIBRARY
- LOVE ON A LEASH
 - WEDNESDAY, MAY 11TH, 3:30PM AT CITY HALL

PARKS AND RECREATION

- WET ZONE OPENS SATURDAY, MAY 14TH!
 - 11AM – 6PM

- MEMORIAL DAY CELEBRATION FEATURING TOUCH-A-TRUCK
 - SATURDAY, MAY 28TH, 10AM – 1PM @ RCC (RAIN-OUT DATE IS MONDAY, MAY 30TH)
- FIREWORKS ON MAIN
 - MONDAY, JULY 4TH, STARTING AT

SENIOR EVENTS

- MOTHER'S DAY HAT SHOW/JEWELRY EXCHANGE; BRING A COVERED DISH!
 - TUESDAY, MAY 10TH, 11:30AM – 1PM @ RCC
- FATHER'S DAY PANCAKE BREAKFAST; COST OF \$5
 - TUESDAY, JUNE 14TH, 11:30AM – 1PM @ RCC

FIRE DEPARTMENT

- CITIZENS FIRE ACADEMY
 - REGISTER NOW FOR NEXT CLASS – BEGINNING ON THURSDAY EVENING, JUNE 2ND AT STATION 1
 - FOR MORE INFORMATION CALL JULIE WARD @ 972-412-6230

CODE COMPLIANCE

- CITY WILL BEGIN TO ADDRESS UNSAFE ABANDONED OR DESTROYED STRUCTURES
- CITY OF ROWLETT HAS ADOPTED THE PROVISIONS OF THE *UNIFORM CODE FOR THE ABATEMENT OF DANGEROUS BUILDINGS, 1997 EDITION (SECTION 78-91, CODE OF ORDINANCES)*
- FOUR MONTHS AFTER THE TORNADO, WE MUST BEGIN THIS PHASE OF RECOVERY FOR THE GOOD OF OUR ENTIRE COMMUNITY
- CITY ENCOURAGES ACTIVE COMMUNICATION DURING THE PROCESS TO FACILITATE A POSITIVE RESOLUTION
- LONG TERM RECOVERY COMMITTEE WAS FORMED TO ADDRESS LONG TERM OR UNMET NEEDS; VISIT WWW.REBUILDDROWLETT.ORG FOR MORE INFORMATION
- FOR MORE INFORMATION INCLUDING ALL THE LEGAL REQUIREMENTS AND PARAMETERS, PLEASE VISIT WWW.ROWLETT.COM/STRUCTURE

ANIMAL SHELTER

- LOW COST VACCINE CLINIC AT ANIMAL SHELTER –
 - SATURDAY, MAY 21ST, 1 – 3PM
- LOCATED AT 4402 INDUSTRIAL ST.
- SHELTER IS OPEN MONDAY – SATURDAY, 10AM – 5PM
- PET-ADOPT-ATHON –
 - SATURDAY, MAY 28TH, 10AM – 5PM
 - \$25 ADOPTIONS

6. CITIZENS' INPUT

Laurieann Dygowski, 7242 Liberty Grove, Rowlett; spoke regarding elections.

7. CONSENT AGENDA

- 7A.** Consider action to approve minutes from the April 19, 2016 City Council Regular Meeting.

This item was approved on the Consent Agenda.

- 7B.** Consider action to approve a resolution entering into an Interlocal Agreement with the City of University Park, which will allow both cities to cooperatively purchase goods and services under each other's competitively bid contracts.

This item was approved as RES-061-16 on the Consent Agenda.

- 7C.** Consider action to approve a resolution awarding the proposal for a Library Radio Frequency ID system to EnvisionWare, Inc. in the amount of \$61,606 and authorizing the City Manager to execute the necessary documents for said contract.

This item was approved as RES-062-16 on the Consent Agenda.

- 7D.** Consider action to approve a resolution for a Development Agreement between the City of Rowlett, Texas, Homestead Liberty Grove Home Owners Association, and Arcadia Liberty Grove Development 1, LLC, for the purpose of maintenance of street signage within the Homestead at Liberty Grove New Neighborhood Development.

This item was approved as RES-063-16 on the Consent Agenda.

- 7E.** Consider action to approve a resolution accepting the quote and awarding a contract to Ramco Rugged Portables in the amount of \$55,920 to purchase eight rugged Patrol PC computers and mounting hardware for eight police vehicles.

This item was approved as RES-064-16 on the Consent Agenda.

- 7F.** Consider action to approve a resolution approving and ratifying an emergency construction contract with TRI-CON Services in the amount not to exceed \$593,081.00 for the 36 inch gravity sanitary sewer line repair and replacement and authorizing the Mayor to execute the contract and necessary documents for said services.

This item was approved as RES-065-16 on the Consent Agenda.

- 7G.** Consider action to approve a resolution accepting cooperatively bid pricing and awarding a contract to Synetra, Incorporated in the amount of \$65,910 to replace 38 existing desktop computers and 11 laptops (JB DesktopEliteBook Quote Exhibit A) located within the police and fire departments through the interlocal cooperative purchasing agreement with the Texas Comptroller of Public Accounts and the Department of Information Resources (DIR) and authorizing the City Manager, after City Attorney approval, to execute the necessary documents for said purchase.

This item was pulled for Individual Consideration.

A motion was made by Councilmember Sheffield, seconded by Councilmember Bobbitt, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was approved as RES-066-16

Passed the Consent Agenda

A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember Bobbitt, including all the preceding items marked as having been approved on the Consent Agenda. The motion carried with a unanimous vote of those members present.

8. ITEMS FOR INDIVIDUAL CONSIDERATION

- 8A.** Consider a resolution granting a request for a variance from the distance requirement for El Centro Mexican Restaurant, located at 3813 Main Street, Downtown Rowlett, wishing to sell alcoholic beverages for on premise consumption.

Laura Hallmark, City Secretary and Nathan Weber, Economic Development Specialist, presented the background information for this item.

A motion was made by Councilmember Sheffield, seconded by Deputy Mayor Pro Tem Dana-Bashian, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was approved as RES-067-16.

- 8B.** Conduct a public hearing and consider an ordinance approving a request for a rezoning from Single Family-40 Zoning District to a Planned Development District with an underlying zoning of Single Family 5 (SF-5) for the purpose of constructing a single family neighborhood. The subject properties are located at 2009, 2013, 2109 and 2113 Miller Road further described as being 8.437 +/- acres in the S.A. & M.G. RR Survey, Abstract No. 1407, City of Rowlett, Dallas County, Texas.

Garrett Langford, Principal Planner, presented the background information for this item. The applicant has requested that this item be tabled to a future meeting. The public hearing opened and closed with three speakers:

1. Susan Kirby, 5217 Miller Road, Rowlett; spoke in favor of this item.
2. Stacy Solomon, 7021 Allegiance Drive, McKinney; spoke in favor of this item.
3. Adam Buczek, 8214 Westchester Drive, Dallas; spoke on behalf of the applicant.

A motion was made by Deputy Mayor Pro Tem Dana-Bashian, seconded by Mayor Pro Tem Gallops, to table the item until the June 7th Council meeting. The motion carried with a unanimous vote of those members present.

- 8C.** Conduct a public hearing and consider an ordinance approving a Special Use Permit to allow a licensed foot spa and body massage establishment in the General Commercial/Retail Zoning District for property located at 8301 Lakeview Parkway, Suite 110, further described as a 1,200+/- square foot existing lease space being part of Block A, Lot 1, of the Amesbury Addition City of Rowlett, Dallas County, Texas.

Garrett Langford, Principal Planner, provided the background information on this item. The public hearing opened and closed with no speakers.

A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember Bobbitt, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was approved as ORD-019-16.

TAKE ANY NECESSARY OR APPROPRIATE ACTION ON CLOSED/EXECUTIVE SESSION MATTERS

9. ADJOURNMENT

Mayor Gottel adjourned the meeting at 9:28 p.m.

AGENDA DATE: 05/17/16

AGENDA ITEM: 7B

TITLE

Consider action to approve a resolution to appoint Sean Seise to the Rowlett Long Term Recovery Committee.

STAFF REPRESENTATIVE

Brian Funderburk, City Manager

SUMMARY

On January 19, 2016, the City Council created the Rowlett Long Term Recovery Committee to ensure sustainable support for those affected by the tornado that struck Rowlett on December 26, 2015. The original board consisted of 15 voting members and 5 ex-officios. One voting member has resigned creating a need to replace that member.

BACKGROUND INFORMATION

As indicated, on January 19, 2016, the City created the Rowlett Long Term Recovery Committee. That original board consisted of 15 voting members and 5 ex-officio placed from a broad based spectrum of the community, including churches, non profit agencies, City, School District and citizens.

**Long Term Recovery Committee –
Rebuild Rowlett!**

Committee Structure	Appointees	
<ul style="list-style-type: none"> • Rowlett Chamber of Commerce (1) • Rowlett Citizen Corps Council (1) • Keep Rowlett Beautiful (1) • Garland Independent School District (1) • Rockwall Independent School District (1) • Local Churches (5) • Rowlett Resident (1) • City Council (2) • City Staff (2) • Ex-Officio (5) 	<ul style="list-style-type: none"> • Dretha Burris – Chairperson • Whitney Laning – 1st Vice Chair • Diane Lemmons – 2nd Vice Chair • Erin Harwell - Secretary • Martha Brown • Michelle Bounds • Brian Hiatt • Larry Glick 	<ul style="list-style-type: none"> • Cole Hedgecock • Larry Glick • Tammy Dana-Bashian • Debby Bobbitt • Brian Funderburk • Ed Balderas • Shelley Garrett • Eva Hummel • Barry Young • Bobby Montgomery • Jim Proce • Neil Howard

There are 15 members and 5 ex-officio.

Such community-based programs are characterized by collaborative, cooperative, and coordinated efforts among agencies, which is necessary as resources grow scarcer and needs emerge that individual care-giving agencies are not prepared to address alone. For example, housing repair and rebuilding is frequently an unmet need addressed by community-based recovery programs because private insurance payments and government assistance often do not

cover the full cost. In addition, the recovery group will coordinate connection of available resources and service providers with affected residents. The primary roles of this recovery committee is as follows:

1. Resource development to benefit individuals and the community
2. Case work and assessments to identify family needs and facilitate appropriate provision of resources
3. Volunteer coordination
4. Spiritual and emotional care
5. Advocacy on behalf of disaster survivors
6. Donations management

On March 31, 2016, Monika Baker resigned from the Rowlett Long Term Recovery Committee. Monika represented the Church in the City.

DISCUSSION

With the resignation of Monika Baker, Council needs to appoint an additional voting member. On April 4, 2016, the Rowlett Long Term Recovery Committee voted to recommend the appointment of Sean Seise as the replacement nominee.

Sean Seise grew up in Rowlett and lived in the City for over twenty years. After serving overseas as a missionary for the last several years, he has recently moved back to the Lake Ray Hubbard area. In 2007, he attended The River Bible Institute in Tampa, Florida for three years earning his Bachelors in Theology. In 2012, Sean moved to East London, South Africa to start Every Tribe Missions, which runs up to twenty missions trips a year and operates a missions training school. Sean teaches in the Missions Training Program and has also taught in the River Bible Institute Africa. He also helped start the Local Outreach Department of River Ministries East London and is an Associate Pastor at River Ministries East London. Shortly after the tornado came through Rowlett, Sean began serving the community by opening the Church in the City Relief Center with a group of individuals and the Church. He was also certified as a disaster responder through Crisis Response International. He now serves as one of the Co-Directors at the Church in the City Relief Center.

FINANCIAL/BUDGET IMPLICATIONS

N/A

RECOMMENDED ACTION

Staff recommends approval of the resolution to appoint Sean Seise to the Rowlett Long Term Recovery Committee.

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, APPROVING THE APPOINTMENT OF SEAN SEISE TO THE ROWLETT LONG TERM RECOVERY COMMITTEE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on December 26, 2015, the City of Rowlett was struck by an EF4 Tornado that created considerable damage for approximately 3½ miles in Rowlett and created a debris field nearly ½ mile wide; and

WHEREAS, approximately 1,145 residents and businesses in the path of the tornado sustained considerable damage impacting the economic value of properties and structures; and

WHEREAS, a long-term, sustainable effort is necessary to assist disaster survivors recovering from this disaster; and

WHEREAS, the resignation of a voting member has caused a vacancy that needs to be filled; and

WHEREAS, on April 4, 2016, the Rowlett Long Term Recovery Committee unanimously recommended the appointment of Sean Seise to fill the vacancy.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1: The City Council hereby appoints Sean Seise to the Rowlett Long Term Recovery Committee to fill the vacancy for the remainder of the unexpired term of office created by the resignation of Monica Baker.

Section 2: This resolution shall become effective immediately upon its passage.

ATTACHMENTS

Attachment One – Application by Sean Seise

Stacey Chadwick

From: noreply@civicplus.com
Sent: Thursday, May 12, 2016 11:12 AM
To: Stacey Chadwick; Laura Hallmark
Subject: Online Form Submittal: Board Application Form

If you are having problems viewing this HTML email, click to view a [Text version](#).

Board Application Form

Please complete the online form below. You may only serve on one board or commission at a time. To apply for a position on the Senior Advisory Board, the applicant must be 60 years of age or older.

Today's Date (mm/dd/yyyy):* 05/12/2016

Personal Information

Board or Commission First Choice:* [Rowlett Long Term Recovery Committee \/
Board or Commission Second Choice:* [Select One \/
Applicant's Name:* Sean Seise
Home Address:* 450 Covey Trail
ZIP Code:* 75087
Home Phone Number:* 8178321297
Business Phone Number:
Cell Phone: 8178321297
Email Address:* sseise_relief@citcdallas.org

Residency Information

Length of Residency in Rowlett:* 22yrs 1984-2002

Are you a registered voter in Rowlett? (All members of citizen boards and commissions must be registered voters, residing in the City of Rowlett. This does not apply to Junior Alternate Members):* () Yes (X) No

**If yes, what is your registration number:
 Birthday (mm/dd/yyyy)*** 08/21/1982

Employment

Briefly describe your past two places of employment, including job title(s), dates of employment, location of job, typical duties, etc.:
 Founder and Missions Pastor @ Every Tribe Missions, South Africa Jan 2012- Present
 Co-Director Church in the City Relief Center Dec 2015 - Present

Education

Please describe your educational background, including the highest level attained and all college degrees, technical training, certifications, etc. that are relevant:*
 Bachelor's of Theology Advanced Missions Training-
 Certificate of Completion Wilderness First Aid Responder
 Certification Crisis Response International- Responder
 Training

Skills and Qualifications

List any specific skills, abilities, and qualifications that are relevant to the position(s) applied for:*

I founded and run a Non-Profit in South Africa, taking teams into rural areas working with local governments and communities. Since Dec 28th 2015, I have been working directly with affected homeowners and helping coordinate volunteer teams to assist in demo and clean up.

Membership Information

Are you currently serving on other Boards or Commissions?* Yes No

If yes, which one:

Have you served on a Board or Commission before?* Yes No

If yes, which one:

Reason for Applying

Please describe your reason for applying on a citizen board or commission. Please include any particular goals you have for the board or commission, and any unique talents, experiences, or interests that would help make you an excellent member.*

Due to the knowledge and experience I've gained working with homeowners, disaster relief organizations, and volunteer groups since the tornado, I feel I will be an asset to the committee. I envision a collaboration of organizations and agency as well as community members coming together to bring the city of Rowlett and it's citizens from a time of tragedy to a place of restoration and growth. I believe working together as a committee and a city can enable Rowlett to become stronger than we were before 12/26/15. I feel that I have leadership experience, vision, and people management skills in order to attain these future goals for the community.

References

Please provide names and phone numbers of three references, other than relatives.*

Jackie Diaz 214-497-7706 Susan Swiggart 214-448-3468
Ryan Hankins 214-695-1536

* indicates required fields.

View any uploaded files by [signing in](http://www.rowlett.com/Admin/FormHistory.aspx?SID=23464) and then proceeding to the link below:
<http://www.rowlett.com/Admin/FormHistory.aspx?SID=23464>

The following form was submitted via your website: Board Application Form

Today's Date (mm/dd/yyyy):: 05/12/2016

Board or Commission First Choice:: Rowlett Long Term Recovery Committee

Board or Commission Second Choice:: Select One

Applicant's Name:: Sean Seise

Home Address:: 450 Covey Trail

ZIP Code:: 75087

Home Phone Number:: 8178321297

Business Phone Number::

Cell Phone:: 8178321297

Email Address:: sseise_relief@citcdallas.org

Length of Residency in Rowlett:: 22yrs 1984-2002

Are you a registered voter in Rowlett? (All members of citizen boards and commissions must be registered voters, residing in the City of Rowlett. This does not apply to Junior Alternate Members):: No

If yes, what is your registration number::

Birthday (mm/dd/yyyy): 08/21/1982

Briefly describe your past two places of employment, including job title(s), dates of employment, location of job, typical duties, etc.: Founder and Missions Pastor @ Every Tribe Missions, South Africa Jan 2012- Present
Co-Director Church in the City Relief Center Dec 2015 - Present

Please describe your educational background, including the highest level attained and all college degrees, technical training, certifications, etc. that are relevant:: Bachelor's of Theology Advanced Missions Training-
Certificate of Completion Wilderness First Aid Responder Certification Crisis Response International-
Responder Training

List any specific skills, abilities, and qualifications that are relevant to the position(s) applied for:: I founded and run a Non-Profit in South Africa, taking teams into rural areas working with local governments and communities. Since Dec 28th 2015, I have been working directly with affected homeowners and helping coordinate volunteer teams to assist in demo and clean up.

Are you currently serving on other Boards or Commissions?: No

If yes, which one::

Have you served on a Board or Commission before?: No

If yes, which one::

Please describe your reason for applying on a citizen board or commission. Please include any particular goals you have for the board or commission, and any unique talents, experiences, or interests that would help make you an excellent member:: Due to the knowledge and experience I've gained working with homeowners, disaster relief organizations, and volunteer groups since the tornado, I feel I will be an asset to the committee. I envision a collaboration of organizations and agency as well as community members coming together to bring the city of Rowlett and it's citizens from a time of tragedy to a place of restoration and growth. I believe working together as a committee and a city can enable Rowlett to become stronger than we were before 12/26/15. I feel that I have leadership experience, vision, and people management skills in order to attain these future goals for the community.

Please provide names and phone numbers of three references, other than relatives.: Jackie Diaz 214-497-7706
Susan Swiggart 214-448-3468 Ryan Hankins 214-695-1536

Additional Information:

Form submitted on: 5/12/2016 11:12:10 AM

Submitted from IP Address: 50.84.6.130

Referrer Page: <http://www.rowlett.com/index.aspx?nid=321>

Form Address: <http://www.rowlett.com/Forms.aspx?FID=74>



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 7C

TITLE

Consider action to approve an ordinance approving a negotiated settlement between Atmos Steering Committee and Atmos Energy.

STAFF REPRESENTATIVE

Kim Galvin-Wilson, CFO, Director of Financial Services

SUMMARY

As legal counsel for all Atmos Cities Steering Committee (ACSC) members, Lloyd Gosselink Rochelle & Townsend, P.C. negotiated a rate settlement with Atmos Energy. Negotiations resulted in a reduction of initial system increases of \$35.4 million by \$5.5 million.

BACKGROUND INFORMATION

This is the fourth RRM filing under the renewed RRM Tariff originally adopted by ACSC members in 2007.

DISCUSSION

The City, along with other similarly situated cities served by Atmos Energy Corp., Mid-Tex Division (“Atmos Mid-Tex” or “Company”), is a member of the Atmos Cities Steering Committee (“ACSC”). The RRM Tariff was originally adopted by ACSC member cities in 2007 as an alternative to the Gas Reliability Infrastructure Program (“GRIP”), the statutory provision that allows Atmos to bypass the City’s rate regulatory authority to increase its rates annually to recover capital investments. The RRM Tariff has been modified several times, most recently in 2013.

The 2016 RRM filing is the fourth RRM filing under the renewed RRM Tariff. On March 1, 2016, Atmos made a filing requesting \$35.4 million additional revenues on a system-wide basis. Because the City of Dallas has a separate rate review process, exclusion of Dallas results in the Company requesting \$28.6 million from other municipalities.

Environs customers (ratepayers outside municipal limits) remain under the Railroad Commission’s exclusive original jurisdiction and have their rates set through the GRIP process. If the Company had used the GRIP process rather than the RRM process, it would have received a \$41 million increase, or about \$11 million more than will be approved by the Ordinance. ACSC and the Company have reached an agreement, reflected in the Ordinance, to reduce the Company’s request by \$5.5 million, such that the Ordinance approving new rates reflects an increase of \$29.9 million on a system-wide basis, or \$21.9 million for Mid-Tex Cities, exclusive of the City of Dallas.

The tariffs attached to the Ordinance approve rates that will increase the Company's revenues by \$29.9 million for the Mid-Tex Rate Division, effective for bills rendered on or after June 1, 2016. The monthly residential customer charge will be \$19.10. The consumption charge will be \$0.11378 per Ccf. The monthly bill impact for the typical residential customer consuming 46.8 Ccf will be an increase of \$1.26, or about 2.43%. The typical commercial customer will see an increase of \$3.81, or 1.43%. Attached to this Model Staff Report is a summary of the impact of new rates on the average bills of all customer classes.

The ACSC Executive Committee and its designated legal counsel and consultants recommend that all Cities adopt the Ordinance with its attachments approving the negotiated rate settlement resolving the 2016 RRM filing, and implementing the rate change.

Explanation of "Be It Ordained" Sections:

1. This section approves all findings in the Ordinance.
2. This section finds the settled amount of \$29.9 million to be a comprehensive settlement of gas utility rate issues arising from Atmos Mid-Tex's 2016 RRM filing, and that such settlement is in the public interest and is consistent with the City's statutory authority.
3. This section finds the existing Atmos Mid-Tex rates to be unreasonable, and approves the new tariffed rates providing for additional revenues over currently-billed rates of \$29.9 million and adopts the attached new rate tariffs (Attachment A).
4. This section establishes the baseline for pensions and other post-employment benefits for future rate cases (Attachment C).
5. This section requires the Company to reimburse Cities for reasonable ratemaking costs associated with reviewing and processing the RRM filing.
6. This section repeals any resolution or ordinance that is inconsistent with this Ordinance.
7. This section finds that the meeting was conducted in compliance with the Texas Open Meetings Act, Texas Government Code, Chapter 551.
8. This section is a savings clause, which provides that if any section(s) is later found to be unconstitutional or invalid, that finding shall not affect, impair or invalidate the remaining provisions of this Ordinance. This section further directs that the remaining provisions of the Ordinance are to be interpreted as if the offending section or clause never existed.
9. This section provides for an effective date upon passage which, according to the Cities' ordinance that adopted the RRM process, is June 1, 2016.
10. This paragraph directs that a copy of the signed Ordinance be sent to a representative of the Company and legal counsel for the Steering Committee.

FINANCIAL/BUDGET IMPLICATIONS

Natural gas costs will increase. Based on actual data from 2014 & 2015, the 1.43% increase for commercial customers would apply to the City and result in an annual increase of approximately \$400.

RECOMMENDED ACTION

Motion to approve the ordinance accepting the negotiated settlement between the Atmos Cities Steering Committee and Atmos Energy Corp., Mid-Tex Division.

ORDINANCE

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, APPROVING A NEGOTIATED SETTLEMENT BETWEEN THE ATMOS CITIES STEERING COMMITTEE (“ACSC”) AND ATMOS ENERGY CORP., MID-TEX DIVISION REGARDING THE COMPANY’S 2016 RATE REVIEW MECHANISM FILINGS; DECLARING EXISTING RATES TO BE UNREASONABLE; ADOPTING TARIFFS THAT REFLECT RATE ADJUSTMENTS CONSISTENT WITH THE NEGOTIATED SETTLEMENT; FINDING THE RATES TO BE SET BY THE SETTLEMENT TARIFFS TO BE JUST AND REASONABLE AND IN THE PUBLIC INTEREST; REQUIRING THE COMPANY TO REIMBURSE ACSC’S REASONABLE RATEMAKING EXPENSES; DETERMINING THAT THIS ORDINANCE WAS PASSED IN ACCORDANCE WITH THE REQUIREMENTS OF THE TEXAS OPEN MEETINGS ACT; ADOPTING A SAVINGS CLAUSE; DECLARING AN EFFECTIVE DATE; AND REQUIRING DELIVERY OF THIS ORDINANCE TO THE COMPANY AND THE ACSC’S LEGAL COUNSEL; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Rowlett, Texas (“City”) is a gas utility customer of Atmos Energy Corp., Mid-Tex Division (“Atmos Mid-Tex” or “Company”), and a regulatory authority with an interest in the rates and charges of Atmos Mid-Tex; and

WHEREAS, the City is a member of the Atmos Cities Steering Committee (“ACSC”), a coalition of similarly-situated cities served by Atmos Mid-Tex (“ACSC Cities”) that have joined together to facilitate the review of, and response to, natural gas issues affecting rates charged in the Atmos Mid-Tex service area; and

WHEREAS, ACSC and the Company worked collaboratively to develop a new Rate Review Mechanism (“RRM”) tariff that allows for an expedited rate review process by ACSC Cities as a substitute to the Gas Reliability Infrastructure Program (“GRIP”) process instituted by the Legislature, and that will establish rates for the ACSC Cities based on the system-wide cost of serving the Atmos Mid-Tex Division; and

WHEREAS, on March 1, 2016, Atmos Mid-Tex filed its 2016 RRM rate request with ACSC Cities; and

WHEREAS, ACSC coordinated its review of the Atmos Mid-Tex 2016 RRM filing through its Executive Committee, assisted by ACSC's attorneys and consultants, to resolve issues identified in the Company's RRM filing; and

WHEREAS, the Executive Committee, as well as ACSC's counsel and consultants, recommend that ACSC Cities approve an increase in base rates for Atmos Mid-Tex of \$29.9 million on a system-wide basis; and

WHEREAS, the attached tariffs implementing new rates are consistent with the recommendation of the ACSC Executive Committee, are agreed to by the Company, and are just, reasonable, and in the public interest; and

WHEREAS, the RRM Tariff contemplates reimbursement of ACSC's reasonable expenses associated with RRM applications;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1. That the findings set forth in this Ordinance are hereby in all things approved.

Section 2. That the City Council finds that the settled amount of an increase in revenues of \$29.9 million on a system-wide basis represents a comprehensive settlement of gas utility rate issues affecting the rates, operations, and services offered by Atmos Mid-Tex within the municipal limits arising from Atmos Mid-Tex's 2016 RRM filing is in the public interest, and is consistent with the City's authority under Section 103.001 of the Texas Utilities Code.

Section 3. That the existing rates for natural gas service provided by Atmos Mid-Tex are unreasonable. The new tariffs attached hereto and incorporated herein as Exhibit A, are just and reasonable, and are designed to allow Atmos Mid-Tex to recover annually an additional \$29.9 million in revenue over the amount allowed under currently approved rates, as shown in the Proof of Revenues attached hereto and incorporated herein as Exhibit B; such tariffs are hereby adopted.

Section 4. That the ratemaking treatment for pensions and other post-employment benefits in Atmos Mid-Tex's next RRM filing shall be as set forth on Exhibit C, attached hereto and incorporated herein.

Section 5. That Atmos Mid-Tex shall reimburse the reasonable ratemaking expenses of the ACSC in processing the Company's 2016 RRM filing.

Section 6. That to the extent any resolution or ordinance previously adopted by the Council is inconsistent with this Ordinance, it is hereby repealed.

Section 7. That the meeting at which this Ordinance was approved was in all things conducted in strict compliance with the Texas Open Meetings Act, Texas Government Code, Chapter 551.

Section 8. That if any one or more sections or clauses of this Ordinance is adjudged to be unconstitutional or invalid, such judgment shall not affect, impair, or invalidate the remaining provisions of this Ordinance, and the remaining provisions of the Ordinance shall be interpreted as if the offending section or clause never existed.

Section 9. That consistent with the City Ordinance that established the RRM process, this Ordinance shall become effective from and after its passage with rates authorized by attached tariffs to be effective for bills rendered on or after June 1, 2016.

Section 10. That a copy of this Ordinance shall be sent to Atmos Mid-Tex, care of Chris Felan, Vice President of Rates and Regulatory Affairs Mid-Tex Division, Atmos Energy Corporation, 5420 LJB Freeway, Suite 1862, Dallas, Texas 75240, and to Geoffrey Gay, General Counsel to ACSC, at Lloyd Gosselink Rochelle & Townsend, P.C., 816 Congress Avenue, Suite 1900, Austin, Texas 78701.

Section 11. This ordinance shall become effective immediately upon passage.

ATTACHMENTS

Exhibit A – Atmos Rate Scales

Exhibit B – Atmos Proof of Revenues

Exhibit C – Atmos Pensions & Retiree Medical Benefit Adjustment

RATE SCHEDULE:	R – RESIDENTIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 12

Application

Applicable to Residential Customers for all natural gas provided at one Point of Delivery and measured through one meter.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and Ccf charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Bill	\$ 19.10 per month
Rider CEE Surcharge	\$ 0.02 per month ¹
Total Customer Charge	\$ 19.12 per month
Commodity Charge – All <u>Ccf</u>	\$0.11378 per Ccf

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Weather Normalization Adjustment: Plus or Minus an amount for weather normalization calculated in accordance with Rider WNA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

¹Reference Rider CEE - Conservation and Energy Efficiency as approved in GUD 10170. Surcharge billing effective July 1, 2015.

RATE SCHEDULE:	C – COMMERCIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 13

Application

Applicable to Commercial Customers for all natural gas provided at one Point of Delivery and measured through one meter and to Industrial Customers with an average annual usage of less than 30,000 Ccf.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and Ccf charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Bill	\$ 41.75 per month
Rider CEE Surcharge	\$ 0.02 per month ¹
Total Customer Charge	\$ 41.77 per month
Commodity Charge – All Ccf	\$ 0.08494 per Ccf

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Weather Normalization Adjustment: Plus or Minus an amount for weather normalization calculated in accordance with Rider WNA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

¹ Reference Rider CEE - Conservation and Energy Efficiency as approved in GUD 10170. Surcharge billing effective July 1, 2015.

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 14

Application

Applicable to Industrial Customers with a maximum daily usage (MDU) of less than 3,500 MMBtu per day for all natural gas provided at one Point of Delivery and measured through one meter. Service for Industrial Customers with an MDU equal to or greater than 3,500 MMBtu per day will be provided at Company's sole option and will require special contract arrangements between Company and Customer.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's monthly bill will be calculated by adding the following Customer and MMBtu charges to the amounts due under the riders listed below:

Charge	Amount
Customer Charge per Meter	\$ 738.00 per month
First 0 MMBtu to 1,500 MMBtu	\$ 0.3096 per MMBtu
Next 3,500 MMBtu	\$ 0.2267 per MMBtu
All MMBtu over 5,000 MMBtu	\$ 0.0486 per MMBtu

Gas Cost Recovery: Plus an amount for gas costs and upstream transportation costs calculated in accordance with Part (a) and Part (b), respectively, of Rider GCR.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Curtailement Overpull Fee

Upon notification by Company of an event of curtailement or interruption of Customer's deliveries, Customer will, for each MMBtu delivered in excess of the stated level of curtailement or interruption, pay Company 200% of the midpoint price for the Katy point listed in *Platts Gas Daily* published for the applicable Gas Day in the table entitled "Daily Price Survey."

Replacement Index

In the event the "midpoint" or "common" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" is no longer published, Company will calculate the applicable imbalance fees utilizing a daily price index recognized as authoritative by the natural gas industry and most closely approximating the applicable index.

RATE SCHEDULE:	I – INDUSTRIAL SALES	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 15

Agreement

An Agreement for Gas Service may be required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

Special Conditions

In order to receive service under Rate I, Customer must have the type of meter required by Company. Customer must pay Company all costs associated with the acquisition and installation of the meter.

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 16

Application

Applicable, in the event that Company has entered into a Transportation Agreement, to a customer directly connected to the Atmos Energy Corp., Mid-Tex Division Distribution System (Customer) for the transportation of all natural gas supplied by Customer or Customer's agent at one Point of Delivery for use in Customer's facility.

Type of Service

Where service of the type desired by Customer is not already available at the Point of Delivery, additional charges and special contract arrangements between Company and Customer may be required prior to service being furnished.

Monthly Rate

Customer's bill will be calculated by adding the following Customer and MMBtu charges to the amounts and quantities due under the riders listed below:

Charge	Amount
Customer Charge per Meter	\$ 738.00 per month
First 0 MMBtu to 1,500 MMBtu	\$ 0.3096 per MMBtu
Next 3,500 MMBtu	\$ 0.2267 per MMBtu
All MMBtu over 5,000 MMBtu	\$ 0.0486 per MMBtu

Upstream Transportation Cost Recovery: Plus an amount for upstream transportation costs in accordance with Part (b) of Rider GCR.

Retention Adjustment: Plus a quantity of gas as calculated in accordance with Rider RA.

Franchise Fee Adjustment: Plus an amount for franchise fees calculated in accordance with Rider FF. Rider FF is only applicable to customers inside the corporate limits of any incorporated municipality.

Tax Adjustment: Plus an amount for tax calculated in accordance with Rider TAX.

Surcharges: Plus an amount for surcharges calculated in accordance with the applicable rider(s).

Imbalance Fees

All fees charged to Customer under this Rate Schedule will be charged based on the quantities determined under the applicable Transportation Agreement and quantities will not be aggregated for any Customer with multiple Transportation Agreements for the purposes of such fees.

Monthly Imbalance Fees

Customer shall pay Company the greater of (i) \$0.10 per MMBtu, or (ii) 150% of the difference per MMBtu between the highest and lowest "midpoint" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" during such month, for the MMBtu of Customer's monthly Cumulative Imbalance, as defined in the applicable Transportation Agreement, at the end of each month that exceeds 10% of Customer's receipt quantities for the month.

RATE SCHEDULE:	T – TRANSPORTATION	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 06/01/2016	PAGE: 17

Curtailement Overpull Fee

Upon notification by Company of an event of curtailment or interruption of Customer's deliveries, Customer will, for each MMBtu delivered in excess of the stated level of curtailment or interruption, pay Company 200% of the midpoint price for the Katy point listed in *Platts Gas Daily* published for the applicable Gas Day in the table entitled "Daily Price Survey."

Replacement Index

In the event the "midpoint" or "common" price for the Katy point listed in *Platts Gas Daily* in the table entitled "Daily Price Survey" is no longer published, Company will calculate the applicable imbalance fees utilizing a daily price index recognized as authoritative by the natural gas industry and most closely approximating the applicable index.

Agreement

A transportation agreement is required.

Notice

Service hereunder and the rates for services provided are subject to the orders of regulatory bodies having jurisdiction and to the Company's Tariff for Gas Service.

Special Conditions

In order to receive service under Rate T, customer must have the type of meter required by Company. Customer must pay Company all costs associated with the acquisition and installation of the meter.

**MID-TEX DIVISION
ATMOS ENERGY CORPORATION**

RIDER:	WNA – WEATHER NORMALIZATION ADJUSTMENT	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 11/01/2016	PAGE: 41

Provisions for Adjustment

The Commodity Charge per Ccf (100 cubic feet) for gas service set forth in any Rate Schedules utilized by the cities of the Mid-Tex Division service area for determining normalized winter period revenues shall be adjusted by an amount hereinafter described, which amount is referred to as the "Weather Normalization Adjustment." The Weather Normalization Adjustment shall apply to all temperature sensitive residential and commercial bills based on meters read during the revenue months of November through April. The five regional weather stations are Abilene, Austin, Dallas, Waco, and Wichita Falls.

Computation of Weather Normalization Adjustment

The Weather Normalization Adjustment Factor shall be computed to the nearest one-hundredth cent per Ccf by the following formula:

$$WNAF_i = R_i \frac{(HSF_i \times (NDD-ADD))}{(BL_i + (HSF_i \times ADD))}$$

Where

- i = any particular Rate Schedule or billing classification within any such particular Rate Schedule that contains more than one billing classification
- $WNAF_i$ = Weather Normalization Adjustment Factor for the i^{th} rate schedule or classification expressed in cents per Ccf
- R_i = Commodity Charge rate of temperature sensitive sales for the i^{th} schedule or classification.
- HSF_i = heat sensitive factor for the i^{th} schedule or classification divided by the average bill count in that class
- NDD = billing cycle normal heating degree days calculated as the simple ten-year average of actual heating degree days.
- ADD = billing cycle actual heating degree days.
- BL_i = base load sales for the i^{th} schedule or classification divided by the average bill count in that class

The Weather Normalization Adjustment for the j th customer in i th rate schedule is computed as:

$$WNA_j = WNAF_i \times q_{ij}$$

Where q_{ij} is the relevant sales quantity for the j th customer in i th rate schedule.

**MID-TEX DIVISION
ATMOS ENERGY CORPORATION**

RIDER:	WNA – WEATHER NORMALIZATION ADJUSTMENT	
APPLICABLE TO:	ALL CUSTOMERS IN THE MID-TEX DIVISION EXCEPT THE CITY OF DALLAS AND UNINCORPORATED AREAS	
EFFECTIVE DATE:	Bills Rendered on or after 11/01/2016	PAGE: 42

Base Use/Heat Use Factors

Weather Station	<u>Residential</u>		<u>Commercial</u>	
	Base use <u>Ccf</u>	Heat use <u>Ccf/HDD</u>	Base use <u>Ccf</u>	Heat use <u>Ccf/HDD</u>
Abilene	10.09	0.1392	98.01	0.6440
Austin	11.21	0.1551	203.36	0.8564
Dallas	13.72	0.2048	189.83	0.9984
Waco	9.89	0.1411	129.75	0.6695
Wichita Falls	11.49	0.1506	122.35	0.5967

Weather Normalization Adjustment (WNA) Report

On or before June 1 of each year, the company posts on its website at atmosenergy.com/mtx-wna, in Excel format, a *Weather Normalization Adjustment (WNA) Report* to show how the company calculated its WNAs factor during the preceding winter season. Additionally, on or before June 1 of each year, the company files one hard copy and an Excel version of the *WNA Report* with the Railroad Commission of Texas' Gas Services Division, addressed to the Director of that Division.

File Date: March 1, 2016

**ATMOS ENERGY CORP., MID-TEX DIVISION
PROPOSED TARIFF STRUCTURE (BEFORE RATE CASE EXPENSE RECOVERY)
TEST YEAR ENDING DECEMBER 31, 2015**

(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)	(j)	(k)
1 Proposed Change In Rates:		\$ 29,603,205			Schedule A					
2 Proposed Change In Rates without Revenue Related Taxes:		\$ 27,447,850			Ln 1 divided by factor on WP_F-5.1					
3										
4										
5										
6										
7 Residential	Revenue Requirements	\$ 338,431,486	Allocations	77.95%						
8 Commercial		84,223,622		19.40%	Per GUD 10170 Final Order					
9 Industrial and Transportation		11,490,316		2.65%	Per GUD 10170 Final Order					
10 Net Revenue Requirements GUD No. 10170	<u>\$ 434,145,424</u>									
11										
12										
13										
14										
15										

With Proportional Increase all classes but Residential and a 40% residential base charge increase:			
	Current	Prospective	Revenues
20 Residential Base Charge	\$ 18.56	\$ 0.48	\$ 8,558,622
21 Residential Consumption Charge	\$ 0.09931	\$ 0.01540	12,837,933
22 Commercial Base Charge	\$ 39.87	\$ 1.81	2,662,423
23 Commercial Consumption Charge	\$ 0.08020	\$ 0.00480	2,662,423
24 I&T Base Charge	\$ 697.35	\$ 38.03	363,224
25 I&T Consumption Charge Tier 1 MMBTU	\$ 0.2937	\$ 0.0166	172,167
26 I&T Consumption Charge Tier 2 MMBTU	\$ 0.2151	\$ 0.0121	139,070
27 I&T Consumption Charge Tier 3 MMBTU	\$ 0.0461	\$ 0.0026	<u>51,988</u>
			<u>\$ 27,447,850</u>

With Customer Charges Rounded Off and residential base charge increase for 2015 limited to \$0.50 per RRM tariff:				
	Proposed Change	Proposed Change In Revenues	Proposed Rates	Proposed Revenues
Residential Base Charge	\$ 0.52	\$ 9,335,278	\$ 19.08	\$ 339,813,673
Residential Consumption Charge	\$ 0.01447	12,061,297	\$ 0.11378	94,839,970
Commercial Base Charge	\$ 1.83	2,697,162	\$ 41.70	61,390,268
Commercial Consumption Charge	\$ 0.00474	2,626,475	\$ 0.08494	47,065,984
I&T Base Charge	\$ 39.65	378,728	\$ 737.00	7,039,815
I&T Consumption Charge Tier 1 MMBTU	\$ 0.0159	165,150	\$ 0.3096	3,215,747
I&T Consumption Charge Tier 2 MMBTU	\$ 0.0116	132,888	\$ 0.2267	2,597,042
I&T Consumption Charge Tier 3 MMBTU	\$ 0.0025	<u>49,955</u>	\$ 0.0486	<u>971,117</u>
		<u>\$ 27,446,933</u>		<u>\$ 556,933,616</u>

File Date: March 1, 2016

**ATMOS ENERGY CORP., MID-TEX DIVISION
PENSIONS AND RETIREE MEDICAL BENEFITS ADJUSTMENT
TEST YEAR ENDING DECEMBER 31, 2015**

Line No.	Description (a)	Shared Services		Mid-Tex Direct			Adjustment Total (g)
		Pension Account Plan ("PAP") (b)	Post-Retirement Medical Plan ("FAS 106") (c)	Pension Account Plan ("PAP") (d)	Supplemental Executive Benefit Plan ("SERP") (e)	Post-Retirement Medical Plan ("FAS 106") (f)	
1	Fiscal Year 2016 Towers Watson Report as adjusted (1), (3)	\$ 5,101,680	\$ 2,896,450	\$ 7,840,683	\$ 150,433	\$ 4,466,430	
2	O&M Expense Factor (2)	96.41%	96.41%	37.42%	20.77%	37.42%	
3	Fiscal Year 2016 Actuarially Determined O&M Benefits (Ln 1 x Ln 2)	\$ 4,918,540	\$ 2,792,473	\$ 2,933,599	\$ 31,249	\$ 1,671,119	
4	Allocation to Mid-Tex (2)	40.56%	40.56%	71.52%	100.00%	71.52%	
5	Mid-Tex Benefits Expense Included in Rates - Proposed (Ln 3 x Ln 4)	\$ 1,995,016	\$ 1,132,659	\$ 2,098,222	\$ 31,249	\$ 1,195,248	\$ 6,452,393
6							
7	Mid-Tex Benefits Expense per GUD 10359 and RRM Test Year Ending December 31, 2014 Benchmark (4)	\$ 2,831,859	\$ 2,013,260	\$ 2,925,600	\$ 34,809	\$ 2,695,721	\$ 10,501,250
8							
9	Test Year Adjustment (Line 5 minus Line 7)	\$ (836,844)	\$ (880,601)	\$ (827,379)	\$ (3,561)	\$ (1,500,472)	\$ (4,048,856)
10							
11	Adjustment Summary:						
12	Account 922	\$ (836,844)	\$ (880,601)	\$ -	\$ -	\$ -	\$ (1,717,445)
13	Account 926	-	-	(827,379)	(3,561)	(1,500,472)	(2,331,412)
14	Total (Ln 12 plus Ln 13)	\$ (836,844)	\$ (880,601)	\$ (827,379)	\$ (3,561)	\$ (1,500,472)	\$ (4,048,856)

Notes:

1. Studies not applicable to Mid-Tex or Shared Services are omitted.
2. The factors on Lines 2 and 4 are based on the factors in 2016 RRM (Test Year Ending December 31, 2015).
3. SSU amounts exclude cost centers which do not allocate to Mid-Tex for rate making purposes.
4. GUD No. 10359 is the benchmark for January-May which is the same benchmark as used in the RRM TYE December 31, 2014 for June-December.

**ATMOS ENERGY CORP., MID-TEX DIVISION
PENSIONS AND RETIREE MEDICAL BENEFITS FOR CITIES APPROVAL
TEST YEAR ENDING DECEMBER 31, 2015**

Line No.	Description	Shared Services		Mid-Tex Direct			Adjustment Total
		Pension Account Plan ("PAP")	Post-Retirement Medical Plan ("FAS 106")	Pension Account Plan ("PAP")	Supplemental Executive Benefit Plan ("SERP")	Post-Retirement Medical Plan ("FAS 106")	
	(a)	(b)	(c)	(d)	(e)	(f)	(g)
1	Fiscal Year 2016 Towers Watson Report (excluding Removed Cost Centers)	\$ 5,101,680	\$ 2,896,450	\$ 7,840,683	\$ 150,433	\$ 4,466,430	
2	Allocation to Mid-Tex	40.56%	40.56%	71.52%	100.00%	71.52%	
3	FY16 Towers Watson Benefit Costs (excluding Removed Cost Centers) Allocated to MTX (Ln 1 x Ln 2)	\$ 2,069,299	\$ 1,174,833	\$ 5,607,955	\$ 150,433	\$ 3,194,561	
4	O&M and Capital Allocation Factor	100.00%	100.00%	100.00%	100.00%	100.00%	
5	FY16 Towers Watson Benefit Costs To Approve (excluding Removed Cost Centers) (Ln 3 x Ln 4)	\$ 2,069,299	\$ 1,174,833	\$ 5,607,955	\$ 150,433	\$ 3,194,561	\$ 12,197,081
6							
7							
8	Summary of Costs to Approve:						
9							
10	Total Pension Account Plan ("PAP")	\$ 2,069,299		\$ 5,607,955			\$ 7,677,254
11	Total Post-Retirement Medical Plan ("FAS 106")		\$ 1,174,833			\$ 3,194,561	4,369,394
12	Total Supplemental Executive Retirement Plan ("SERP")				\$ 150,433		150,433
13	Total (Ln 10 + Ln 11 + Ln 12)	\$ 2,069,299	\$ 1,174,833	\$ 5,607,955	\$ 150,433	\$ 3,194,561	\$ 12,197,081
14							
15							
16	O&M Expense Factor	96.41%	96.41%	37.42%	20.77%	37.42%	
17							
18	Expense Portion (Ln 13 x Ln 16)	\$ 1,995,016	\$ 1,132,659	\$ 2,098,222	\$ 31,249	\$ 1,195,248	\$ 6,452,393
19							
20	Capital Factor	3.59%	3.59%	62.58%	79.23%	62.58%	
21							
22	Capital Portion (Ln 13 x Ln 20)	\$ 74,283	\$ 42,174	\$ 3,509,733	\$ 119,184	\$ 1,999,313	\$ 5,744,687
23							
24	Total (Ln 18 + Ln 22)	\$ 2,069,299	\$ 1,174,833	\$ 5,607,955	\$ 150,433	\$ 3,194,561	\$ 12,197,081

AGENDA DATE: 05/17/16

AGENDA ITEM: 7D

TITLE

Consider action to approve a resolution authorizing the final acceptance and final payment of an emergency construction contract with Tri-Con Services in an amount not to exceed \$593,081.00 for the 36-inch gravity sanitary sewer line repair and replacement project, and authorizing the Mayor to execute necessary documents.

STAFF REPRESENTATIVE

Noel Thompson, Interim Director of Public Works
Walter Allison, City Engineer

SUMMARY

City staff found a 36-inch gravity sanitary sewer line near Rowlett Creek that is severely corroded and deteriorated allowing inflow and infiltration from storm water.



The purpose of this item is to authorize final acceptance and approval of final payment of the emergency construction contract with Tri-Con Services for replacement of 922 linear feet of this 36-inch gravity sewer line.

BACKGROUND INFORMATION

On April 7, Public Works staff discovered holes and openings in a 36-inch gravity sanitary sewer line on the east side of Rowlett Creek and west of Dexham Road. Tri-Con Services was requested to begin the efforts to determine the extent of corrosion and openings as an emergency repair.

On April 11, Tri-Con began the work of establishing an emergency access road. A temporary access road was established the week of April 11. Further inspection of the pipe revealed several areas of holes and corrosion, thus, staff requested Tri-Con Services clear the sewer easement area and develop access from Dexham westerly to Rowlett Creek.

On April 15, the emergency access road was established and a bypass system was implemented. Camera inspection was performed on April 15 and 16. Based upon the camera inspection and field inspections, staff determined that the sewer contains numerous holes and openings and is severely corroded over a length of approximately 250 feet. In addition, the camera inspection revealed corrosion build-up in much of the 630 feet inspected. The remaining 292 feet could not be inspected with camera due to severe debris and deteriorated conditions.

On April 20, 2016, the City contracted with Tri-Con Services on an emergency basis for immediate replacement of the deteriorated sewer.

On May 3, 2016, Council approved and ratified the emergency contract. The line is now replaced



and the new facilities have passed inspection.

DISCUSSION

The deteriorated 36-inch sanitary sewer west of Rowlett Creek and east of Dexham is a vital conveyance line for those areas in the south and southwest portions of the City. The deteriorated condition of the 40-year old sewer line and concerns with exposure of sewer flows was an immediate health and safety issue as well as a long-term concern for continued use of the existing line. The immediate health and safety concerns were addressed with the installation of the bypass system on April 15. The bypass system leads to a financial concern however, as this bypass system operated at an estimated cost of \$5,000 per day. Thus, time was of the essence and the services of Tri-Con Services were utilized to immediately replace the deteriorated 922 feet of sanitary sewer line west of Rowlett Creek.

FINANCIAL/BUDGET IMPLICATIONS

Funding in the amount of \$593,081.00 is available in the Capital Project Fund budgeted for Miscellaneous Sanitary Sewer Line Repair and Replacement Project (SS1102).

Project Code	Account or Project Title	Budget Amount	Proposed Amount
SS1102	Miscellaneous Sanitary Sewer Line Repair and Replacement	\$612,095.00	\$593,081.00

RECOMMENDED ACTION

Staff recommends that the City Council approve a resolution authorizing the final acceptance and payment of an emergency construction contract to Tri-Con Services in the amount of \$593,081.00 for the 36-inch Gravity Sanitary Sewer Replacement and authorizing the Mayor to execute the necessary documents for said services.

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, AUTHORIZING FINAL ACCEPTANCE OF THE REPAIR AND REPLACEMENT OF A 36-INCH GRAVITY SANITARY SEWER LINE AND AUTHORIZING FULL AND FINAL PAYMENT IN THE CONTRACT AMOUNT OF \$593,081.00 TO TRI-CON SERVICES, INC.; AUTHORIZING THE MAYOR TO EXECUTE THE NECESSARY DOCUMENTS FOR SAID SERVICES PURSUANT TO APPROVAL; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, in order to protect the public health and safety, it was immediately necessary to replace the 36-inch Gravity Sanitary Sewer line located on the east side of Rowlett Creek and west of Dexham Road due to unforeseen damage; and

WHEREAS, City staff, on April 20, 2016, recommended that Tri-Con Services be immediately awarded a contract on an emergency basis for the 36-inch Gravity Sanitary Sewer Line Replacement; and

WHEREAS, the City Council of the City of Rowlett, Texas recognized the immediate health, safety and financial concerns with the existing 40-year-old 36-inch gravity sanitary sewer line and approved and ratified a contract with Tri-Con Services Incorporated for the 36-inch Gravity Sanitary Sewer Line Repair and Replacement Project; and

WHEREAS, City staff has inspected the Project and has confirmed that the services performed pursuant to the Contract have been satisfactorily performed, and that the Project should be accepted.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1: That the City Council of the City of Rowlett does hereby accept the completion of the 36-inch Gravity Sanitary Sewer Line Repair and Replacement Project, and does further authorize final payment in the amount of \$593,081.00 to Tri-Con Services, Inc.

Section 2: That the City Council does hereby authorize the Mayor to execute any necessary documents to conform this resolution.

Section 3: That this resolution shall become effective immediately upon its passage.

ATTACHMENTS

Attachment 1 – Final Payment Request

PAYMENT REQUEST (15-16)

PROJECT:	<u>Rowlett Emergency Sanitary Sewer Leak Repair</u>	PROJECT NUMBER
OWNER:	<u>City of Rowlett, TX</u>	<u>21600354-00</u>
CONTRACTOR:	<u>Tri-Con Services, Inc.</u>	
ENGINEER:	<u>Mr. Walter Allison</u>	

PAYMENT PERIOD FROM:	<u>04/13/16</u>	TO	<u>05/06/16</u>	ESTIMATE NO.:	<u>FINAL</u>
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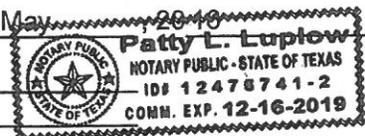
SUMMARY OF PAYMENT ESTIMATE VALUES FROM ATTACHED TABULATIONS

Original Contract Amount	<u>\$593,081.00</u>
Approved Change Orders	<u>\$0.00</u>
Current Contract Amount	<u>\$593,081.00</u>
Total Value of Original Contract Performed (Attachment "A" consisting of 1 page)	<u>\$593,081.00</u>
Extra Work on Approved Change Orders (Attachment "B" consisting of 1 page)	
Materials on Hand (Attachment "C" consisting of 1 pages)	<u>\$0.00</u>
Total Value of Work to Date	<u>\$593,081.00</u>
Less Amount Retained at <u>0</u> %	<u>\$0.00</u>
Net Amount Earned on Contract	<u>\$593,081.00</u>
Less Amount of Previous Payments	<u>\$0.00</u>
 PAYMENT REQUESTED THIS ESTIMATE	 <u>\$593,081.00</u>
RETAINAGE WITHHELD THIS ESTIMATE	<u>\$0.00</u>
TOTAL PAYMENT MADE THIS ESTIMATE	<u>\$593,081.00</u>
 Percentage of Contract Paid to Date	 <u>100.00%</u>

The undersigned Contractor certifies that all work, including materials on hand, covered by this Periodical Payment has been completed and delivered and stored in accordance with the Contract Documents, that all amounts have been paid by him for work, materials, and equipment for which previous Periodical Payments were issued and received from the Owner, and that the current payment shown herein is now due.

Contractor: Tri-Con Services, Inc. By [Signature]
 Date: May 6, 2016

Subscribed and sworn to before me this 6 day of May, 2016
 Notary Public: [Signature: Patty L. Luplow]
 My Commission expires: 12-16-19



Recommended for Payment by
Neel-Schaffer, Inc.
 By _____
 Date _____

Recommended for Payment by
City of Rowlett Inspector
 By [Signature]
 Date 5/10/16

Approved for Payment by
CITY OF ROWLETT
 By [Signature]
 Date 5/14/16



ATTACHMENT "A"
PAYMENT REQUEST
TABULATION OF VALUES FOR ORIGINAL CONTRACT WORK PERFORMED

Rowlett Emergency Sanitary Sewer Leak Repair (West of Dexham, south of SH 66)
 City of Rowlett, TX
 Tri-Con Services, Inc.
 Mr. Walter Allison

PROJECT NUMBER
21600354-00

04/13/16

TO

05/06/16

ESTIMATE NO.: FINAL

ITEM NO.	DESCRIPTION OF ITEM	QUANTITY ORIGINAL ESTIMATE	UNIT OF MEASURE	UNIT PRICE	TOTAL CONTRACT AMOUNT	PREVIOUS QUANTITY	QUANTITY THIS ESTIMATE	VALUE OF WORK THIS ESTIMATE	BALANCE OF MATERIALS ON HAND	TOTAL VALUE OF WORK COMPLETED	% OF WORK COMPLETE
Basic Bid											
1	Heavy wooded tree removal, clear & grub whole easement area	1	L.S.	\$ 34,400.00	\$ 34,400.00		1	\$34,400.00		\$34,400.00	100%
2	Remove & dispose existing deteriorated sewer pipe	924	LF	\$ 21.00	\$ 19,404.00		924	\$19,404.00		\$19,404.00	100%
3	Furnish & install new 36 inch diameter SDR26 PVC pipe	924	LF	\$ 364.60	\$ 336,890.40		924	\$336,890.40		\$336,890.40	100%
4	By-pass sewage flow (24hrs/7days-week) during installations	1	L.S.	\$ 121,435.60	\$ 121,435.60		1	\$121,435.60		\$121,435.60	100%
5	Furnish & install (1) 5 ft. diam. STD manhole with Raven coating inside	1	EA	\$ 9,500.00	\$ 9,500.00		1	\$9,500.00		\$9,500.00	100%
6	Tie into existing line	2	EA	\$ 3,489.00	\$ 6,978.00		2	\$6,978.00		\$6,978.00	100%
7	Furnish & Install 48 inch diameter steel casing above existing piers at creek-aerial	180	LF	\$ 185.00	\$ 33,300.00		180	\$33,300.00		\$33,300.00	100%
8	Tie down new steel casing to existing piers at creek area	6	EA	\$ 351.00	\$ 2,106.00		6	\$2,106.00		\$2,106.00	100%
9	Dam/Divert creek waters during repairs	1	LS	\$ 5,889.00	\$ 5,889.00		1	\$5,889.00		\$5,889.00	100%
10	Encase 5 LF of new PVC pipe in solid concrete	45	LF	\$ 300.00	\$ 13,500.00		45	\$13,500.00		\$13,500.00	100%
11	Remove debris, clean up & restore final ground elevation/grades	1	LS	\$ 8,889.00	\$ 8,889.00		1	\$8,889.00		\$8,889.00	100%
12	seed area	1	LS	\$ 789.00	\$ 789.00		1	\$789.00		\$789.00	100%
TOTAL FOR PAGE / PROJECT					\$ 593,081.00			\$593,081.00		\$593,081.00	100%



ATTACHMENT "B"
 PAYMENT REQUEST
 TABULATION OF VALUES FOR APPROVED CHANGE ORDERS

PROJECT:	Rowlett Sanitary Sewer Emergency	PROJECT NUMBER
OWNER:	City of Rowlett	21600354-00
CONTRACTOR:	Tri-Con Services, Inc.	
ENGINEER:	Mr. Walter Allison	

PAYMENT PERIOD FROM: 04/13/16 **TO** 5/6/2016 **ESTIMATE NO.:** FINAL

ITEM NO.	DESCRIPTION OF ITEM	QUANTITY ORIGINAL ESTIMATE	UNIT OF MEASURE	UNIT PRICE	CHANGE ORDER AMOUNT	PREVIOUS QUANTITY	QUANTITY THIS ESTIMATE	VALUE OF WORK COMPLETED THIS ESTIMATE	BALANCE OF MATERIALS ON HAND	TOTAL VALUE OF WORK COMPLETED	% OF WORK COMPLETE
TOTAL FOR PAGE / PROJECT											



PROJECT:	<u>Rowlett Sanitary Sewer Emergency</u>	PROJECT NUMBER
OWNER:	<u>City of Rowlett, TX</u>	<u>21600354</u>
CONTRACTOR:	<u>Tri-Con Services, Inc.</u>	
ENGINEER:	<u>Mr. Walter Allison</u>	

PAYMENT PERIOD FROM: 04/13/16 **TO** 05/06/16 **ESTIMATE NO.:** FINAL

CONTRACT TIME SUMMARY

Date of Notice to Proceed	<u>13-Apr-16</u>	
Original Contract Duration	<u>30</u>	
Original Date of Contract Substantial Completion	<u>13-May-16</u>	
Original Date of Contract Final Completion	<u>13-May-16</u>	
Approved Time Extensions		Days
Current Contract Duration	<u>23</u>	Days
Current Date of Contract Substantial Completion	<u>6-May-16</u>	
Current Date of Contract Final Completion	<u>6-May-16</u>	
Rain Out Days	<u>5</u>	Days
Days Charged to Project to Date	<u>23</u>	Days
Days Remaining in Contract	<u>0</u>	Days
Percent of Current Project Duration	<u>100.0%</u>	
Current Scheduled Completion Date	<u>6-May-16</u>	
Project is (Ahead/Behind) Schedule	<u>Ahead</u>	

CONTRACT COST SUMMARY

Original Contract Amount	<u>\$593,081.00</u>
Approved Change Orders	
Current Contract Amount	<u>\$593,081.00</u>
Contract Earnings to Date on Original Contract	<u>\$593,081.00</u>
Earnings on Approve Change Orders	<u>\$0.00</u>
Materials on Hand	<u>\$0.00</u>
Total Current Project Amount Earned	<u>\$593,081.00</u>
Percent of Contract Earned to Date	<u>100.00%</u>
Retainage	<u>\$0.00</u>
Amount Paid to Date	<u>\$0.00</u>
Percent of Contract Paid to Date	<u>0.00%</u>



City of Rowlett Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 7E

TITLE

Consider action to approve a resolution authorizing Task Authorization FY16-NS05 for the design of a 16-inch water main segment of the Big A 20-Inch Water Transmission Project (WA2110) in the amount of \$32,280.00 to Neel-Schaffer, and to authorize the Mayor to execute the necessary documents.

STAFF REPRESENTATIVE

Noel Thompson, Interim Director of Public Works
Walter Allison, City Engineer

SUMMARY

This project consists of design of 450 linear feet of 16-inch water transmission main adjacent to Lakeview Parkway (SH 66) 450 feet westerly from Rowlett Road. This segment is the remaining piece of the Big A Water Transmission Project for design and construction and is required in the development of the Upper/Lower pressure planes.

BACKGROUND INFORMATION

The City is developing an upper pressure plane to serve the western and northwestern areas of the City with higher pressure by utilizing the existing infrastructure in conjunction with new infrastructure. Freese and Nichols, Inc., (FNI) the City's engineering consultant for the water system model and engineer for the upper and lower pressure planes, recommended the Big A 20-inch transmission line to increase water pressure in both the lower and upper pressure planes.

On April 7, 2015, Council awarded the Big A 20-Inch Water Transmission Project construction contract to Tri-Con Services in the amount of \$1,520,000.00 for the total base bid plus 10 percent contingency in the amount of \$152,000.00 and up to \$15,000.00 for the early completion bonus, resulting in a total project amount of \$1,687,000.00 (RES-041-15).

On August 25, 2015, staff approved Change Order Number One in the amount of \$7,636.00 for miscellaneous related driveway, sidewalk and ramp improvements and additional traffic control for the Big A 20-inch Water Transmission Project.

On September 15, 2015, City Council approved Change Order Number Two in the amount of \$78,533.00 for installation of a 16-inch by 16-inch tapping sleeve with additional work by hot tap operation for the Big A 20 inch Water Transmission Project.

On January 5, 2016, City Council approved final payment, an early completion bonus and release of retainage for completion of the Big A Water Transmission Project and resulting in a total project amount of \$1,625,720.04 to date.

DISCUSSION

Change Order Number Two included a “hot tap” into a 16-inch water line in SH 66 at Rowlett Road. Tri-Con encountered an abandoned 16-inch water main when attempting the “hot tap.” Tri-Con located an existing active 12-inch line near the 16-inch water line and upon further investigation was able to locate the active 16-inch water main approximately 450 feet westerly of Rowlett Road and adjacent to SH 66. The City directed Tri-Con to complete the connection to the 12-inch water line.

FNI recommends the 12-inch water line be replaced with a 16-inch main as the Big A Water Transmission Project is required for filling the SH 66 Elevated Storage Tank as part of the Upper/Lower Pressure Plane Project. Thus, City staff is now completing the Big A Water Transmission Project with design and anticipated construction of the 16-inch water line 450 feet westerly of Rowlett Road.



FINANCIAL/BUDGET IMPLICATIONS

Funding for design TA FY16-NS05 will come from project account WA2110 which had an original project budget of \$1,687,000.00. The original project came in under budget by \$61,279.96; however, this additional work will cause a shortfall of \$51,000.04 due to the additional design and construction. The additional funds will be provided from project account WA1108 – Miscellaneous Water Line Improvements and will be added in a future budget amendment.

Dates	Description	Amount
	Project Budget	<u>\$1,687,000.00</u>
04/07/15	Original Contract	<u>\$1,520,000.00</u>
08/25/15	Change Order 1	7,636.00
09/15/15	Change Order 2	78,533.00
	Final Contract	\$1,606,169.00

Dates	Description	Amount
	Project Budget	<u>\$1,687,000.00</u>
01/05/16	Final Payment /Bonus	\$19,551.04
05/17/16	Total Project Cost to Date	<u>\$1,625,720.04</u>
	Current Balance	<u>\$61,279.96</u>
Additional Work (TA FY16-NS05)		
	TA FY16-NS05	\$32,280.00
	Anticipated Construction Cost	80,000.00
	Total Additional Work	<u>\$112,280.00</u>
	Projected Balance / Shortfall	<u>(51,000.04)</u>
	Funding Source (WA 1108 – Miscellaneous Water Improvements)	\$51,000.00

RECOMMENDED ACTION

City staff recommends City Council approve a resolution authorizing Task Authorization FY16-NS05 for the design of a 16-inch water main segment of the Big A Water Transmission Project (WA2110) in the amount of \$32,280.00 to Neel-Schaffer and authorizing the Mayor to execute the necessary documents for said services.

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, AUTHORIZING TASK AUTHORIZATION FY16-NS05 FOR THE DESIGN OF A 16-INCH WATER MAIN SEGEMENT OF THE BIG A WATER TRANSMISSION PROJECT (WA2110); AUTHORIZING THE MAYOR TO EXECUTE THE NECESSARY DOCUMENTS FOR SAID SERVICES PURSUANT TO APPROVAL; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council adopted Resolution Number 041-15 accepting the bid of and awarding a contract to Tri-Con Services in the amount of \$1,520,000.00 for the total base bid plus contingency in the amount of \$152,000.00 and an early completion bonus of up to \$15,000, resulting in a total project amount of \$1,687,000.00, for the Big A 20-Inch Transmission Project (WA2110), and

WHEREAS, Change Order Number One was issued in the amount of \$7,636.00 which increased the total base bid from \$1,520,000.00 to \$1,527,636.00; and

WHEREAS, the City Council approved Change Order Number Two in the amount of \$78,533.00 which increased the total base bid to \$1,606,169.00; and

WHEREAS, the City Council City has approved acceptance of such improvements as constructed, the release of retainage and early completion bonus to Tri-Con Services; and

WHEREAS, Freese and Nichols recommends replacement of the 12-inch water line previously utilized with a 16-inch water main as previously proposed by Freese and Nichols as an integral part of the Upper/Lower pressure plane project;

WHEREAS, funding for Task Authorization TA-FY16NS05 in the amount of \$32,280.00 is available in the Big A Water Transmission Project (WA2110) budget of \$1,687,000.00.

NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1: That the City Council of the City of Rowlett does hereby approve Task Authorization TA-FY16NS05 in an amount not to exceed \$32,280.00 with Neel-Schaffer for the design of the Big A Water Transmission Project 16-inch water main segment 450 feet westerly of Rowlett Road adjacent to SH 66.

Section 2: That the City Council of the City of Rowlett does hereby authorize the Mayor to execute the necessary documents to conform to this resolution.

Section 3: This resolution shall become effective immediately upon its passage.

ATTACHMENTS

Exhibit A – TA FY16-NS05

EXHIBIT – A

TASK AUTHORIZATION # FY16-NS05

Client: City of Rowlett 4000 Main Street Rowlett, TX 75088 Attn: Walter Allison, P.E.	City Project No.: _____ Consultant Project No.: 12042 Date: 4/20/2016
Project Description: State Highway 66 (SH 66) 16 Inch Waterline From Rowlett Road Westerly 450 Feet	
Description of Services: See Attachment A – Scope of Services	
Deliverables: See Attachment A – Scope of Services	
Compensation shall be as follows:	
Basic Services (lump sum) \$ <u>22,180.00</u>	
Geotechnical	\$ <u>N/A</u>
Design Survey	\$ <u>3,200.00</u>
Preliminary Design	\$ <u>4,900.00</u>
Final Design	\$ <u>5,600.00</u>
Bid Phase	\$ <u>7,500.00</u>
Expenses	\$ <u>980.00</u>
Special Services (hourly/cost plus, with not to exceed) \$ <u>10,100.00</u>	
Construction Phase	\$ <u>5,600.00</u>
TxDOT Permit	\$ <u>1,500.00</u>
Permanent Easement	\$ <u>3,000.00</u>
Total Contracted Fee	
\$32,280.00	
Schedule shall be as follows: See Attachment B - Schedule	

The above described services shall proceed upon return of this Task Authorization. Services will be billed monthly as they are done. All other provisions, terms, and conditions of the agreement for services which are not expressly amended shall remain in full force and effect.

This Task Authorization will serve as the notice to proceed.

CONSULTANT:

CITY OF ROWLETT:

BY: 

BY: _____

TITLE: VICE PRESIDENT

TITLE: _____

DATE: 5/5/2016

DATE: _____

SCOPE OF SERVICES

ARTICLE I

The parameters for design of the improvements shall include the following:

Provide bid documents and specifications for the **State Highway 66 (SH 66) 16 Inch Waterline From Rowlett Road Westerly 500 Feet** project which consists of the replacement of approximately 450 feet of 12 inch waterline being connected to an existing 16" water line at the west end and being connected to the newly installed 20 inch water transmission project at the east end. This replacement segment is needed to allow the water system to function as modeled.

- Project control to be based on local control monumentation and provided by the CITY. Field surveys are included for the entire length and width of the project.
- Scale of the plans to be: 1"=20' Horizontal; 1"=4' Vertical
- The **City** will identify the limits of the 12" line that is to be replaced. No SUE work is proposed in this scope of services. Four hundred fifty feet is used for estimating the length of line replacement.
- Submittals to the CITY of work in progress shall be made at 60%, 90%, and 100% stages of completion. For each review, four (4) sets of drawings will be furnished to the CITY.

BASIC SERVICES - Section 1 (Lump Sum Fee Basis)

A. Field Surveying

1. Survey and prepare a design/topographic survey map for an area 80 feet wide (measured from the southerly edge of the travel lane of the northerly most west bound lane) and 500 feet in length along the north side of Lakeview Parkway (SH 66) westerly from its junction with Rowlett Road for approximately 500 feet. The design/topographic survey will indicate all surface features, spot elevations, one-foot contours, existing right-of-way lines, visible utilities, utilities located and marked by Dig Tess (notification of Dig Tess is responsibility of ENGINEER) and any other features required for design. It is contingent upon the City identifying the termination point of the 12" line west of Rowlett Road / SH 66 Junction

B. Preliminary Design – the ENGINEER will prepare preliminary construction plans as follows:

1. Attend a kick-off meeting with the CITY to discuss the various aspects of the project including planning and design criteria, work program and schedule, procedures of communication, assignments of personnel and expectations of the CITY.
2. Obtain from the CITY all available property plats, easements, record drawings, planning reports, traffic counts, zoning ordinances, and other data that may be pertinent in considering the development of the conceptual plans and the final design of the proposed improvements.
3. Determine from a field reconnaissance of the project area the general lay of the land for the improvements. This general layout will address the following:
 - Locations of existing utilities

- Existing driveways
 - Availability of ROW
 - Access and convenience for construction operations
 - Crossing of drainage and structures
 - Landscaped areas
 - Private property improvements such as fences, mailboxes, sidewalks, drives, etc.
4. Evaluate the proposed layout of the new facilities taking the following design criteria into consideration:
 - Access for fire, police and other emergency vehicles
 - Maintenance for service during construction
 - Access for property owners to their respective driveways and adjacent streets
 5. Preliminary project plan and profile sheet showing curb lines, driveways, sidewalks, elevations at all points of vertical intersection and point of intersections in the paving plan; high and low points, vertical curve information, and pertinent AASHTO calculations. Profiles for existing ground at the right-of-way lines shall be shown. Existing found property corners (e.g. iron pins), along the existing right-of-way shall be shown on the plans.
 6. Preliminary project plan and profile sheets for proposed utilities (water, sewer, storm drain) shall be included.
 7. Existing franchise utilities and utility easements will be shown on the plan and profile sheet. The ENGINEER will coordinate with utility companies and the CITY to ascertain what utility improvements need to be incorporated into the plans.
 8. Locates of all proposed and existing facilities. Legal descriptions (Lot Nos., Block Nos., and Addition Names) along with property ownership shall be provided on the plan view.
 9. Attend Public Meetings with City Staff and stakeholders in the area that could be impacted by the proposed improvements. The CITY will provide notification to the stakeholders and will conduct the meeting. The meeting will be used to present the plans to the stakeholders to gather comments and determine if modifications need to be made prior to the development of final plans.
 10. Submit 5 copies of the plans to the utility companies for review and comment.
 11. Prepare project contract documents including and additional technical specifications required.
 12. Meet with DART, TxDOT or NTTA to verify requirements or permits that relate to the project.
 13. Field-check preliminary drawings and specifications.
 14. Prepare a preliminary estimate of probable construction cost and submit with four (4) sets of full-size plans (60%).
 15. ENGINEER shall meet with the CITY during this phase to discuss the preliminary design.

- E. Final Design – Following CITY approval of the preliminary plans, ENGINEER shall prepare final plans with the following additional tasks. The package will be released for bidding based on the schedule provided by the ENGINEER.
1. Prepare final plan and profile sheets showing curb lines, driveways, sidewalks, elevations at all points of vertical intersection and point of intersections in the paving plan; high and low points, vertical curve information, and pertinent AASHTO calculations.
 2. Final project plan and profile sheets for proposed utilities (water, sewer, storm drain) shall be included.
 3. Include horizontal and vertical control on the plan and profile sheet for contractor’s use in construction layout.
 4. Prepare a final estimate of probable construction cost.
 5. Furnish CITY four (4) sets of drawings (90%). Upon final approval by CITY and correction of any outstanding issues, ENGINEER will provide four (4) sets of plans (100%) specifications stamped "Final".
 6. Attend review meetings with the CITY. The review meetings will be conducted to address review comments and to take action on items to produce the final construction documents.
 7. Attend a utility coordination meeting to start relocation process with affected franchise utilities.
 8. Prepare application for permits for TxDOT, DART, NTTA or any other permits required.

ANTICIPATED SHEET LIST

- Cover & Index of Sheets
- General Notes & Summary of Quantities Sheet
- One plan and profile sheet.
- Detail Sheet (if necessary)
- City Standard Sheets (Embedment & Water Detail Standards)
- TxDOT Required Standards for Utility Work Within Right-of-way

No Site Specific Traffic Control Sheet is to be a part of this scope. It will be a requirement on the plans that the contractor provide the Traffic Control Plans.

No storm water calculations or storm water drawings are included in this scope.

- F. Bidding Phase – ENGINEER will assist the CITY during the bid phase for the project. This will include services for one bid. Re-bidding of the project due to no fault of the Engineer, will require a separate task authorization. The following scope of services will be completed for this package.
1. Assist CITY in securing bids. Issue a Notice to Bidders to prospective contractors and vendors listed in CITY’S database of prospective bidders, and to selected plan rooms. Provide a copy of the notice to bidders for CITY to use in notifying construction news publications and publishing appropriate legal notice. The cost for publications shall be paid by CITY.
 2. Print Bid Documents and distribute to selected plan rooms, and to prospective bidders that

ATTACHMENT A

respond to the Notice to Bidders. Ten (10) sets of plans and contract documents will be provided. Additional sets of plans, specifications, and bid documents as are necessary in the receipt of bids for construction and as are required in the execution of the construction contracts, shall be furnished by ENGINEER and shall be paid for by the CITY at actual cost of reproduction.

3. Attend a pre-bid meeting in conjunction with CITY staff to respond to bidder questions and walk the project.
4. Assist CITY by responding to questions and interpreting bid documents. Prepare and issue addenda to the bid documents to plan holders, if necessary.
5. ENGINEER will assist CITY in the opening, tabulating, and analyzing the bids received. Review the qualification information provided by the apparent low bidder to determine if, based on the information available, they appear to be qualified to construct the project. Recommend award of contracts or other actions as appropriate to be taken by CITY.
6. Furnish CITY or Contractor ten (10) sets of the drawings and specifications for construction.

SPECIAL SERVICES - Section 2 (Reimbursable Basis)

A. Construction Phase

1. Attend Pre-Construction meeting with City and Contractor. The ENGINEER will be expected to provide corrections to design issues that may arise during construction.
2. Review and comment on all construction submittals (Change orders, RFI's, PCM's, and Pay Applications, etc.) from the contractor. Review field work in progress a minimum of two times.
3. Prepare documentation for contract modifications required to implement modifications in the design of the project. Receive and evaluate notices of Contractor claims and make recommendations to the CITY on the merit and value of the claim on the basis of information submitted by the Contractor or available in project documentation.
4. Conduct, in the company of the ENGINEER and CITY, a substantial completion review of the project for conformance with the design concept of the project and general compliance with the construction contract documents.
5. Recommend final acceptance of work when acceptable.
6. Revise the construction drawings in accordance with the information furnished by Contractor reflecting changes in the project made during construction. Two (2) sets of prints, one (1) set of 4 mil mylars, and electronic versions of "Record Drawings" shall be provided by ENGINEER to the CITY. The electronic files will include plans provided in a .dwg format and specifications provided in Microsoft Word format.

ATTACHMENT A

- B. Easement/ROW Documents (provided during Final Engineering Phase) - Prepare legal metes and bounds description and exhibit for parcels as directed by the CITY and as required for the project at a fee of \$1500/ea. It is anticipated that a maximum of two permanent easement exhibits and two temporary construction easement exhibits will be required. If the permanent and temporary easements are prepared as a combined exhibit, the fee will be billed at \$1500/ea. For properties with a temporary easement only, the fee will be \$500/ea. assuming the easement document is a letter agreement format. A temporary easement that is prepared as a drawing and a metes and bounds (Exhibits A & B), the fee will be \$1500/ea.

Neel-Schaffer, Inc.

SCHEDULE

Task Order No. _____

State Highway 66 (SH 66) 16 Inch Waterline From Rowlett Road Westerly 450 Feet.

SCHEDULES (APPROXIMATE)

Field Survey complete by	<u>4 weeks after NTP</u>
60% Design complete by	<u>8 weeks after NTP</u>
90 % Design complete by	<u>12 weeks after NTP</u>
Bid Documents complete by	<u>13 weeks after NTP</u>

Note:

This schedule is subject to change based on the CITY review process and TxDOT Permitting.



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 7F

TITLE

Consider an ordinance canvassing the results of the Special Charter Amendment Election held Saturday, May 7, 2016, for the purpose of considering eight proposed amendments to the Rowlett City Charter and adopting said amendments to the Charter per Texas Local Government Code.

STAFF REPRESENTATIVE

Laura Hallmark, City Secretary

SUMMARY

At their meeting of February 16, 2016, the City Council ordered a Special Election to be held on Saturday, May 7, 2016, for the purpose of considering eight proposed amendments to the Rowlett City Charter. This election was held in conjunction with the City's General Election and conducted in a joint election contract with the Dallas County Elections Department.

DISCUSSION

The canvass is the official tabulation of the election results and is done by the City Council under the Texas Election Code and the Rowlett City Charter. The canvass is made no earlier than the third day nor later than the eleventh day after Election Day. This ensures the tabulation of all provisional and absentee ballots. The results are considered unofficial until the canvass.

FISCAL IMPACT

N/A

STAFF RECOMMENDATION

Staff recommends Council approve the ordinance canvassing the results of the Special Charter Amendment Election held on Saturday, May 7, 2016, and adopt the approved amendments. (Please note that numbers presented here are unofficial and preliminary and will be updated once final numbers are provided by Dallas County Elections Department after conclusion of the Early Voting Ballot Board on May 16, 2016.)

ORDINANCE

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, CANVASSING THE RESULTS OF THE SPECIAL CHARTER AMENDMENT ELECTION HELD SATURDAY, MAY 7, 2016, DECLARING THE RESULTS OF SAID ELECTION, AND ADOPTING SAID AMENDMENTS TO THE CHARTER; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

BE IT REMEMBERED THAT on this the 17th day of May, 2016, at a meeting of the City Council of the City of Rowlett, Texas, a quorum being present, the meeting was called to order and the following business was transacted:

WHEREAS, upon motion it was unanimously ordered that the City Council consider the official returns of a special Charter amendment election held in the City on May 7, 2016, for the consideration of eight proposed amendments to the Rowlett City Charter; and

WHEREAS, upon said official returns were opened, examined, and canvassed; and

WHEREAS, heretofore, the City Council of the City of Rowlett, Texas, called a special charter amendment election to be held in the City on Saturday, May 7, 2016, to consider eight proposed amendments to the Rowlett City Charter; and

WHEREAS, immediately after said election the Presiding Judge and other officials holding said election made their returns of the results thereof to the City Council as follows, and said returns being made according to law, and duly authenticated, and it being shown that written notice of said election was posted for the time and in the manner provided by law, and all other proceedings pertaining to said election having been shown to have been done and performed at and within the manner provided by law, and all papers pertaining thereto having been returned and filed with the City Council and no protest or objection being made to or regarding any matter pertaining to said election.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1: That, after examining the returns and opening and canvassing the votes of the municipal election held in the City on May 7, 2016, on the propositions to amend the City Charter of the City of Rowlett, Texas, the results of said election are as follows:

REGISTERED VOTERS	BALLOTS CAST	% OF VOTERS
38,614	1,724	4.46%

That the following number of votes were cast for Proposition 1, "*Shall Section 2.05 ("Health Regulations") of the Rowlett City Charter be amended to add a new subsection (3) to prohibit the sale of liquor in residential sections.*":

	TOTAL VOTES	% OF VOTES
FOR	1,269	75.85%
AGAINST	404	24.15%

It appearing that a majority of all votes cast for Proposition 1 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 2, *“Shall Subsection (3) (“Term Limits”) of Section 3.02 of the Rowlett City Charter be amended to extend the term limits of the mayor and council members from two (2) consecutive terms to three (3) consecutive terms, and to define the length of service constituting a full term.”*:

	TOTAL VOTES	% OF VOTES
FOR	769	46.24%
AGAINST	894	53.76%

It appearing that a majority of all votes cast for Proposition 2 were AGAINST, the Proposition is declared to have FAILED.

That the following number of votes were cast for Proposition 3, *“Shall Subsections (1) and (2) of Section 3.11 (“Compensation for the Mayor and Councilmembers”) of the Rowlett City Charter be amended to rename “compensation” to “stipend” and to change the compensation to \$500 per month for the mayor and \$300 per month for councilmembers.”*:

	TOTAL VOTES	% OF VOTES
FOR	1,028	62.19%
AGAINST	625	37.81%

It appearing that a majority of all votes cast for Proposition 3 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 4, *“Shall Subsections (5), (6) and (7) of Section 2.03 (“Municipal Court”) of the Rowlett City Charter be amended to remove outdated language, correct clerical errors, and harmonize the charter language with State law.”*:

	TOTAL VOTES	% OF VOTES
FOR	1,515	92.15%
AGAINST	129	7.85%

It appearing that a majority of all votes cast for Proposition 4 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 5, *“Shall Subsection (2) of Section 3.09 (“City Council Vacancies and Attendance”) of the Rowlett City Charter be*

amended to clarify language regarding absences and forfeiture of office of councilmembers.”:

	TOTAL VOTES	% OF VOTES
FOR	1,510	92.19%
AGAINST	128	7.81%

It appearing that a majority of all votes cast for Proposition 5 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 6, *“Shall Subsection (1) of Section 5.04 (“Municipal Judge”) of the Rowlett City Charter be amended to harmonize the charter language with State law.”:*

	TOTAL VOTES	% OF VOTES
FOR	1,469	90.62%
AGAINST	152	9.38%

It appearing that a majority of all votes cast for Proposition 6 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 7, *“Shall Subsection (4) of Section 3.02 (“Elected Officers”) of the Rowlett City Charter be amended to add Subsection (5) “Residency” to clarify that residence within the city during a term of office is a qualification requirement of office.”:*

	TOTAL VOTES	% OF VOTES
FOR	1,582	95.24%
AGAINST	79	4.76%

It appearing that a majority of all votes cast for Proposition 7 were FOR, the Proposition is declared to have PASSED.

That the following number of votes were cast for Proposition 8, *“Shall Section 6.01 (“Audit and Examination of City Books and Accounts”) of the Rowlett City Charter be amended to repeal the 5-year limit on the use of outside auditors and require the City to seek competitive qualifications from auditors at least once every five years.”:*

	TOTAL VOTES	% OF VOTES
FOR	1,468	89.84%
AGAINST	166	10.16%

It appearing that a majority of all votes cast for Proposition 8 were FOR, the Proposition is declared to have PASSED.

Section 2: It is further ordered that this canvass and declaration of results of said election be entered in the Minutes of the City Council and that said propositions having passed shall be and are hereby adopted and incorporated into the Rowlett City Charter and kept on file with the Office of the City Secretary.

Section 3: That the Home Rule Charter of the City of Rowlett, Texas, be and is hereby amended in accordance with the official results of the election of May 7, 2016, such that the provisions subject to said election shall henceforth read as follows:

“Section 2.03 Municipal Court

...

(5) Rules – All complaints, prosecutions, the service of process, commitment of those convicted of an offense, the collection and payment of fines, the attendance and service of witnesses and juries, bail and the taking of bonds, and punishment for contempt shall be governed by the laws of the State of Texas.

(6) Appeals – Appeals from convictions in the Municipal Court be governed by the laws of the State of Texas.

(7) Clerk - The Clerk of Municipal Court shall be appointed by the City Manager with input from the Chief Judge of the Municipal Court. Deputy Clerks shall be appointed by the City Manager, as appropriate. The Clerk and Deputy Clerks shall have the power to administer oaths and affidavits, make certificates, affix the seal of the Municipal Court thereto, and generally do and perform any and all acts usual and necessary by clerks of courts in issuing processes of courts and conducting the business thereof.

...”

...

“Section 2.05 Health Regulations

...

(3) The sale of liquor in all residential sections of the City is prohibited; however, the City Council may authorize the sale of liquor in residential sections appropriately zoned for mixed use.”

...

“Section 3.02 Elected Officers

...

(5) Residency - As a qualification of office, the Mayor and all members of the Council shall be residents of the City during their term of office.”

...

“3.09 City Council Vacancies and Attendance

...

(2) The office of a member of the City Council failing to attend three (3) consecutive regular meetings of the City Council, without being excused by the City Council, shall be declared vacated by a majority vote of all the remaining members of the City Council. Any member of the City Council remaining absent for six (6) consecutive regular meetings of the City Council shall be deemed to have forfeited such office.

...”

...

“Section 3.11 Compensation for the Mayor and Councilmembers

(1) The Mayor shall receive a stipend in the sum of five hundred dollars (\$500) per month. The stipend in no event shall exceed the sum of six thousand dollars (\$6,000) per annum for the Mayor.

(2) Each Councilmember shall receive a stipend in the sum of three hundred dollars (\$300) per month. The stipend in no event shall exceed the sum of three thousand six hundred dollars (\$3,600) per annum for Councilmembers.

...”

...

“Section 5.04 Municipal Court

(1) Appointment – The City Council shall appoint by four (4) affirmative votes of the City Council such Municipal Judges of the Municipal Court as may be necessary, all of whom shall be competent, duly qualified attorneys licensed and practicing for at least two (2) years in the State. The Municipal Judge(s) shall be appointed for a term of two (2) years and may be appointed to additional consecutive terms. Reappointment of the Municipal Judge(s) shall occur in a manner consistent with the provisions of state law. The Municipal court shall be presided over by a judge to be known as the "Chief Judge of the Municipal Court" and such alternate and temporary judges that may be appointed by ordinance of the City Council.”

...

“Section 6.01 Audit and Examination of City Books and Accounts

At the close of each fiscal year, and at such other times as may be necessary, the City Council shall call for an independent audit of all accounts of the City by a certified public accountant. The city shall seek competitive qualifications for auditors at least once every five (5) years. The certified public accountant selected shall have no personal interest, directly or indirectly, in the financial affairs of the City or any of its officers. The written report of audit will be presented to and discussed by the City Council at a regular meeting. The auditor’s recommendations will be read into the record of the meeting. Copies of the audit shall be placed on file as a public record with the City Secretary.”

Section 4: That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid the same shall not affect the validity of this ordinance as a whole or any part or provision hereof other than the part so decided to be invalid, illegal or unconstitutional.

Section 5: This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law and charter in such cases provide.

ATTACHMENT

Attachment 1 – Election Results

Mayor ~ Todd Gottel
 Mayor Pro Tem ~ Michael Gallops
 Deputy Mayor Pro
 Tem ~ Tammy Dana-Bashian

City Council ~
 Robbert van Bloemendaal
 Carl Pankratz
 Debby Bobbitt
 Rick Sheffield

City Manager ~ Brian Funderburk



ATTACHMENT 1
 City of Rowlett
 4000 Main Street
 Rowlett, TX 75088

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*A unique community where families
 enjoy life and feel at home*

**GENERAL/SPECIAL ELECTION MAY 7, 2016
 UNOFFICIAL RESULTS**

MAYOR

NAME	TOTAL VOTES	% OF VOTES
Todd Gottel	1,406	100%

COUNCILMEMBER PLACE 2

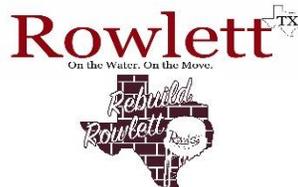
NAME	TOTAL VOTES	% OF VOTES
Tammy Dana-Bashian	1,244	100%

COUNCILMEMBER PLACE 3

NAME	TOTAL VOTES	% OF VOTES
Bruce Hargrave	870	58.59%
Chris Kilgore	615	41.41%

COUNCILMEMBER PLACE 4

NAME	TOTAL VOTES	% OF VOTES
Debby Bobbitt	851	57.00%
Arlan "Brownie"	642	43.00%
Sherrill		



COUNCILMEMBER PLACE 6

NAME	TOTAL VOTES	% OF VOTES
Doug Phillips	593	40.70%
Martha Brown	864	59.30%

PROPOSITION 1 – Prohibit liquor sales in residential

NAME	TOTAL VOTES	% OF VOTES
For	1,269	75.85%
Against	404	24.15%

PROPOSITION 2 – Term Limits

NAME	TOTAL VOTES	% OF VOTES
For	769	46.24%
Against	894	53.76%

PROPOSITION 3 – Council Stipend

NAME	TOTAL VOTES	% OF VOTES
For	1,028	62.19%
Against	625	37.81%

PROPOSITION 4 – Municipal Court Verbiage Update

NAME	TOTAL VOTES	% OF VOTES
For	1,515	92.15%
Against	129	7.85%

PROPOSITION 5 – Council Vacancies and Attendance

NAME	TOTAL VOTES	% OF VOTES
For	1,510	92.19%
Against	128	7.81%

PROPOSITION 6 – Municipal Judge Verbiage

NAME	TOTAL VOTES	% OF VOTES
For	1,469	90.62%
Against	152	9.38%

PROPOSITION 7 – Council Residency Requirement

NAME	TOTAL VOTES	% OF VOTES
For	1,582	95.24%
Against	79	4.76%

PROPOSITION 8 – Audit and Examination of City Books

NAME	TOTAL VOTES	% OF VOTES
For	1,468	89.84%
Against	166	10.16%

Unofficial results posted at 10:45 p.m.

Laura Hallmark

Laura Hallmark, City Secretary



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 7G

TITLE

Consider a resolution canvassing the results of the General Election held Saturday, May 7, 2016, for the positions of Mayor, Councilmember Place Two, Councilmember Place Four, and Councilmember Place Six; as well as the Special Election to Fill a Vacancy for Councilmember Place 3.

STAFF REPRESENTATIVE

Laura Hallmark, City Secretary

BACKGROUND / HISTORY

At their meeting of February 16, 2016, the City Council ordered a General Election to be held on Saturday, May 7, 2016, for the purpose of electing the Mayor and Councilmembers for Places Two, Four, and Six along with a Special Election to Fill a Vacancy for Councilmember Place 3 due to Councilmember Pankratz's resignation. This election was held pursuant to a joint election contract with the Dallas County Elections Department.

POLICY EXPLANATION

The canvass is the official tabulation of the election results and is done by the City Council under the Texas Election Code and the Rowlett City Charter. The canvass is made no earlier than the third day nor later than the eleventh day after Election Day. This ensures the tabulation of all provisional and absentee ballots. The results are considered unofficial until the canvass.

FISCAL IMPACT

N/A

STAFF RECOMMENDATION

Staff recommends Council approve the resolution canvassing the results of the General Election, for the positions of Mayor, Councilmember Place Two, Councilmember Place Four, and Councilmember Place Six and Special Election to Fill a Vacancy for Councilmember Place 3, held on Saturday, May 7, 2016. (Please note that numbers presented here are unofficial and preliminary and will be updated once final numbers are provided by Dallas County Elections Department after conclusion of the Early Voting Ballot Board on May 16, 2016.)

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS, CANVASSING THE VOTES AND DECLARING THE RESULTS OF THE GENERAL ELECTION FOR THE POSITIONS OF MAYOR, COUNCILMEMBER PLACE TWO, COUNCILMEMBER PLACE FOUR, AND COUNCILMEMBER PLACE SIX; CANVASSING THE VOTES AND

DECLARING THE RESULTS OF THE SPECIAL ELECTION TO FILL A VACANCY FOR COUNCILMEMBER PLACE THREE, HELD SATURDAY, MAY 7, 2016; AND, PROVIDING AN EFFECTIVE DATE.

BE IT REMEMBERED THAT on this the 17th day of May 2016, at a meeting of the City Council of the City of Rowlett, Texas, a quorum being present, the meeting was called to order and the following business was transacted.

WHEREAS, upon motion it was unanimously ordered that the City Council consider the official returns of a municipal election held in the City on May 7, 2016, for the election of the Mayor, Councilmember Place Two, Councilmember Place Four, Councilmember Place Six, and to fill a vacancy for an unexpired term for Councilmember Place Three.

WHEREAS, upon said official returns were opened, examined, canvassed and the results declared as follows:

CANVASS OF RETURNS AND DECLARATION OF RESULTS

WHEREAS, heretofore, the City Council of the City of Rowlett, Texas, called a municipal election to be held in the City on Saturday, May 7, 2016, to elect the Mayor, Councilmember Place Two, Councilmember Place Four, and Councilmember Place Six, each for three-year terms; and

WHEREAS, heretofore, the City Council of the City of Rowlett, Texas, called a municipal election to be held in the City on Saturday, May 7, 2016, to elect Councilmember Place Three to fill a vacancy in office for the remainder of the unexpired term of one year; and

WHEREAS, immediately after said election, the Presiding Judge and other officials holding said election made their returns of the results thereof to the City Council as follows, and said returns being made according to law, and duly authenticated, and it being shown that written notice of said election was posted for the time and in the manner provided by law, and all other proceedings pertaining to said election having been shown to have been done and performed at and within the manner provided by law, and all papers pertaining thereto having been returned and filed with the City Council and no protest or objection being made to or regarding any matter pertaining to said election.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

Section 1. That, after examining the returns and opening and canvassing the votes of the municipal election held in the City on May 7, 2016, for the election of the Mayor, Councilmember Place Two, Councilmember Place Four, Councilmember Place Six, and to fill a vacancy for an unexpired term for Councilmember Place Three, the results of said election are as follows:

REGISTERED VOTERS	BALLOTS CAST	% OF VOTERS
38,614	1,724	4.46%

That the following number of votes were cast for the following named candidates for the office of Mayor to-wit:

NAME	TOTAL VOTES	% OF VOTES
Todd Gottel	1,406	100%

It appearing that Todd Gottel received a majority of all votes cast for the office of Mayor. Todd Gottel is hereby declared to be elected to the office to serve a three-year term after qualifying.

That the following number of votes were cast for the following named candidates for the office of Councilmember Place Two to-wit:

NAME	TOTAL VOTES	% OF VOTES
Tammy Dana-Bashian	1,244	100%

It appearing that Tammy Dana-Bashian received a majority of all votes cast for the office of Councilmember Place Two. Tammy Dana-Bashian is hereby declared to be elected to the office to serve a three-year term after qualifying.

That the following number of votes were cast for the following named candidates for the office of Councilmember Place Four, to-wit:

NAME	TOTAL VOTES	% OF VOTES
Debby Bobbitt	851	57.00%
Arlan "Brownie" Sherrill	642	43.00%

It appearing that Debby Bobbitt received a majority of all votes cast for the office of Councilmember Place Two. Debby Bobbitt is hereby declared to be elected to the office to serve a three-year term after qualifying.

That the following number of votes were cast for the following named candidates for the office of Councilmember Place Six, to-wit:

NAME	TOTAL VOTES	% OF VOTES
Doug Phillips	593	40.70%
Martha Brown	864	59.30%

It appearing that Martha Brown received a majority of all votes cast for the office of Councilmember Place Six. Martha Brown is hereby declared to be elected to the office to serve a three-year term after qualifying.

That the following number of votes were cast for the following named candidates for the office of Councilmember Place Three, to-wit:

NAME	TOTAL VOTES	% OF VOTES
Bruce Hargrave	870	58.59%
Chris Kilgore	615	41.41%

It appearing that Bruce Hargrave received a majority of all votes cast for the office of Councilmember Place Three. Bruce Hargrave is hereby declared to be elected to the office to serve the remaining one year of a three-year term after qualifying.

Section 2: That certificates of election shall be prepared for and delivered to each candidate declared to have been elected by the official results determined herein.

Section 3: That it is further ordered that this canvass and declaration of results of said election be entered in the Minutes of the City Council and that said officers, after being qualified and having taken the oath, shall serve during the term and thereafter until a successor is duly elected and qualified.

Section 4: That this Resolution, declaring the results of the election, shall become effective immediately upon its passage.

ATTACHMENT

Attachment 1 – Election Results

Mayor ~ Todd Gottel
 Mayor Pro Tem ~ Michael Gallops
 Deputy Mayor Pro
 Tem ~ Tammy Dana-Bashian

City Council ~
 Robbert van Bloemendaal
 Carl Pankratz
 Debby Bobbitt
 Rick Sheffield

City Manager ~ Brian Funderburk



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**GENERAL/SPECIAL ELECTION MAY 7, 2016
 UNOFFICIAL RESULTS**

MAYOR

NAME	TOTAL VOTES	% OF VOTES
Todd Gottel	1,406	100%

COUNCILMEMBER PLACE 2

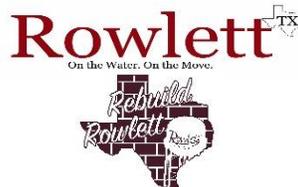
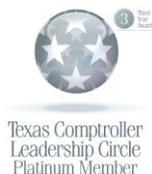
NAME	TOTAL VOTES	% OF VOTES
Tammy Dana-Bashian	1,244	100%

COUNCILMEMBER PLACE 3

NAME	TOTAL VOTES	% OF VOTES
Bruce Hargrave	870	58.59%
Chris Kilgore	615	41.41%

COUNCILMEMBER PLACE 4

NAME	TOTAL VOTES	% OF VOTES
Debby Bobbitt	851	57.00%
Arlan "Brownie"	642	43.00%
Sherrill		



COUNCILMEMBER PLACE 6

NAME	TOTAL VOTES	% OF VOTES
Doug Phillips	593	40.70%
Martha Brown	864	59.30%

PROPOSITION 1 – Prohibit liquor sales in residential

NAME	TOTAL VOTES	% OF VOTES
For	1,269	75.85%
Against	404	24.15%

PROPOSITION 2 – Term Limits

NAME	TOTAL VOTES	% OF VOTES
For	769	46.24%
Against	894	53.76%

PROPOSITION 3 – Council Stipend

NAME	TOTAL VOTES	% OF VOTES
For	1,028	62.19%
Against	625	37.81%

PROPOSITION 4 – Municipal Court Verbiage Update

NAME	TOTAL VOTES	% OF VOTES
For	1,515	92.15%
Against	129	7.85%

PROPOSITION 5 – Council Vacancies and Attendance

NAME	TOTAL VOTES	% OF VOTES
For	1,510	92.19%
Against	128	7.81%

PROPOSITION 6 – Municipal Judge Verbiage

NAME	TOTAL VOTES	% OF VOTES
For	1,469	90.62%
Against	152	9.38%

PROPOSITION 7 – Council Residency Requirement

NAME	TOTAL VOTES	% OF VOTES
For	1,582	95.24%
Against	79	4.76%

PROPOSITION 8 – Audit and Examination of City Books

NAME	TOTAL VOTES	% OF VOTES
For	1,468	89.84%
Against	166	10.16%

Unofficial results posted at 10:45 p.m.

Laura Hallmark

Laura Hallmark, City Secretary



City of Rowlett Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75080-0099
www.rowlett.com

AGENDA DATE: 05/17/2016

AGENDA ITEM: 8A

TITLE

Conduct a public hearing and consider an ordinance approving a request for a rezoning from Single Family-40 Zoning District to a Planned Development District with an underlying zoning of Single Family 7 (SF-7) for the purpose of constructing a single family neighborhood. The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road, further described as being Lots 1 – 9, Block A of the Dexham Creek Ranch Estates.

STAFF REPRESENTATIVE

Garrett Langford, AICP, Principal Planner

SUMMARY

This is a continuation on a request to rezone 83.25 acres along Dexham Road (Attachment 1 – Location Map). City Council tabled this item after closing the public hearing on April 5, 2016, to allow the applicant to revise the proposed Concept Plan and Development Standards per recent discussions with the Dexham Estates Homeowners' Association. The public hearing can be viewed at the following link <http://rowlettx.swagit.com/play/04052016-1530> under item 8A.

The applicant submitted the revised Development Standards (Attachment 3) and Concept Plan (Attachment 4) on April 12, 2016, that reduces the number of lots from 73 to 59 and changes the requested based zoning from Single Family-5 (SF-5) to Single Family-7 (SF-7). The case was previously noticed as a rezoning from Single Family-40 to a Planned Development with an underlying zoning of SF-5 to allow 5,500 square-foot lots. The City Attorney advised staff to re-notice the case to reflect the revisions in the applicant's request. As a result, the case was re-noticed to go back to the Planning and Zoning Commission on May 10, 2016, and City Council on May 17, 2016. The remainder of this report has been revised to reflect the changes in the application.

The Planning and Zoning Commission recommended approval of the revised application at their May 10, 2016, regular meeting on a 5-2 vote with Commissioners Kim Clark and Jason Berry dissenting. The item was discussed under Item C1, which can be viewed at the following link: <http://rowlettx.swagit.com/play/05102016-1149>.

BACKGROUND INFORMATION

The subject property is located along the west side of Dexham Road, south of the MKT railroad line and east of Rowlett Creek. The total size of the subject property is 83.25 acres with a vast majority of it located within the Rowlett Creek floodplain. The applicant will pursue reclamation of approximately 12.5 acres of the subject property that would result in 23.6 developable acres should FEMA grant the necessary map revision approvals. The remaining 59.65 acres will remain

within the floodplain and will be left in its natural state. Listed below is the history of City-initiated zoning changes for the subject property.

ZONING HISTORY	
1959:	Annexed and zoned R-1
1988:	Zoned SF-10/21 (R-1)
1997:	Zoned Single Family Suburban 2 Residential District (SF-S2)
2001:	Single Family Estate Residential Zoning District (SF-E)
2006:	Single Family (SF-40)

To provide historical context, the R-1 and SF-10/21 zoning districts required a minimum lot size of 10,000 square feet. The SF-S2 zoning district required a minimum lot size of 15,000 square feet. The property was rezoned in 2001 as part of the City-wide rezoning to the SF-E zoning district, which requires a minimum lot size of one acre. The SF-E was replaced with the SF-40 district in 2006 with the adoption of the Rowlett Development Code. The SF-40 requires a minimum lot size of 40,000 square feet. The applicant platted the subject property in 2004 into a nine-lot addition called Dexham Creek Ranch Estates. The lots created in 2004 are conforming to the current zoning as the SF-E and SF-40 have similar dimensional requirements.

The applicant has not been able to develop or secure a market for a larger lot development at this location. The applicant sought to rezone the subject properties in 2015 to New Neighborhood Form Based District (NN-FB); however, the request did not secure the super majority votes needed for approval from City Council on August 18, 2015. The applicant has now submitted a new application requesting a rezoning to a PD instead of a NN-FB district. The applicant is requesting a PD with an underlying zoning of SF-7 with modified development standards (Exhibit D – Development Standards). If approved, the proposed development will follow the standard requirements in the RDC except for those requirements specified in the Development Standards and the Concept Plan. The applicant’s Concept Plan proposes a single family subdivision with a minimum lot sizes at 7,000 square feet with the exception of two lots that front on Dexham Road will have a minimum lot size of 15,000 square feet (Exhibit E – Concept Plan).

The 2001 Comprehensive Plan established the subject property and the surrounding area as “residential low density.” The 2001 Comprehensive Plan was replaced when City Council adopted the Realize Rowlett 2020 Comprehensive Plan in 2011. The subject property is not located within one of the 13 opportunity areas identified in the Realize Rowlett 2020 Comprehensive Plan. For areas outside of the opportunity area, the Plan states that the existing zoning and the Guiding Principles should be considered in decisions on rezoning. Staff recommended approval of the previous rezoning request to the NN-FB district because the regulations in the FBC are directly based on the Guiding Principles outlined in the Comprehensive Plan. Additionally, the NN-FB District included standards that offer more assurances that the future development would be of a higher quality. While the proposed PD does not offer as much assurance as a NN-FB District, it would provide for a quality development that, in staff’s view, meets the criteria for a rezoning.

DISCUSSION

Section 77-805 of the *Rowlett Development Code (RDC)* states that City Council shall consider the following when making their decision as it pertains to rezoning requests. These criteria are listed below:

1. Whether the proposed rezoning corrects an error or meets the challenge of some changing condition, trend, or fact;

The proposed rezoning addresses a changing trend in market demand. The subject property was platted in 2004 into nine large lots with each lot being above five acres in size. There appears to be minimal market demand for larger lot homes as evidenced by the fact that property has yet to be developed under the current subdivision.

2. Whether the proposed rezoning is consistent with the comprehensive plan and the purposes of this code stated in subchapter 77-103, Purpose of this Code;

Guiding Principle #1: Value existing neighborhoods.

The proposed PD provides an adequate transition and buffer from the existing neighborhood located to the east across Dexham Road. The PD will provide a 20-ft landscape buffer along Dexham Road right-of-way that shall consist of a minimum 6-foot wrought iron fence with stone columns, a curvilinear sidewalk, sodded grass, minimum 3" caliper trees, and minimum 3-foot high shrubs. The PD also restricts lots 1, 7, and 8, Block A and Lot 34, Block B to a single story residential structure.

Guiding Principle #3: Make Rowlett a community that is attractive to people at all stages of their lives.

This principle is typically evaluated based on how well the applicant incorporates a variety of housing types. In this case, the applicant is providing two lot sizes and is seeking to provide housing diversification through a variety of higher architectural standards, than would be required by the base zoning standards. However, it should be noted that although the applicant is utilizing aspects of the City's FBC architectural standards in their PD regulations, they are not utilizing the diversity of product types offered under the FBC and this should not be viewed as a FBC project.

Guiding Principle #6: Use Lake Ray Hubbard and Rowlett's natural assets to create a distinctive identity and the quality of life desired by the community.

The concept plan does not utilize the natural area within the City of Dallas floodway easement as an enhanced open space. The natural area along Rowlett Creek includes extensive tree canopy, wildlife and vegetation. Instead of fronting this natural area, the proposed lots will back up to this area where it will be walled off restricting it from becoming a community asset.

3. Whether the proposed rezoning will protect or enhance the health, safety, morals, or general welfare of the public;

Staff does not anticipate the proposed rezoning to impact negatively the health, safety, morals, or general welfare of the public. If approved, the proposed development will be required to comply with all applicable development standards in the proposed PD as well those standards in the RDC including drainage, traffic, and utility requirements.

4. Whether the municipality and other service providers will be able to provide sufficient transportation and utility facilities and services to the subject property, while maintaining sufficient levels of service to existing development;

The proposed rezoning has been reviewed from the standpoint of providing sufficient transportation access and utilities (e.g., water, sanitary sewer, stormwater drainage). Both water and sewer service are provided by the City; Staff has confirmed that both are available to the site. Prior to the approval of the Preliminary Plat, Staff will ensure adequate capacity for utilities is provided as required by City ordinances.

A Traffic Impact Analysis (TIA) is required by the RDC when a development will exceed more than 100 vehicles per hour or 1,000 vehicles per day. Based on the Institute for Traffic Engineers (ITE) 9th Edition of Trip Generation, a 59-lot single family development will on average generate 59 vehicles exiting or entering the site at peak hours between 4:00 p.m. and 6:00 pm. The expected daily average trips to and/or from the site is 562 vehicles daily. While a TIA will not be required for this development, the design of the street intersections will be required to follow all applicable traffic and engineering standards in the RDC.

5. Whether the proposed rezoning is likely to have significant adverse impacts on the natural environment, including air, water, noise, stormwater management, wildlife, and vegetation;

It is unlikely that the proposed rezoning will have significant adverse impacts on the natural environment. The applicant will attempt to reclaim approximately 12.5 acres from the floodplain, which will require the applicant to go through the FEMA map revision process. The applicant will be required to complete a flood study to determine and prove that the area to be reclaimed will not result in a rise in the floodplain upstream or downstream from the development. The area to be reclaimed does not contain any significant tree canopy or vegetation that would be disturbed. Most of the existing tree canopy is located within the City of Dallas floodway easement and should not be disturbed by the development.

6. Whether the proposed rezoning will have significant adverse impacts on other property in the vicinity of the subject tract;

Staff does not anticipate that the proposed rezoning will have significant adverse impacts on other properties in the vicinity including the existing single family subdivision to the east across Dexham Road. The proposed development will meet the landscape and screening requirements in the RDC. This includes providing a six-foot tall masonry wall and entry way landscaping at both entrances to the development. The proposed PD will also require a minimum 20-ft landscape buffer adjacent to lots that side or back to Dexham Road.

7. The suitability of the subject property for the existing zoning classification and proposed zoning classification;

The subject property has yet to be developed even though it was platted in 2004. The rezoning of the property allowing a higher density product type may allow the development of a site that has long been vacant. The subject property has a number of challenges including the floodplain to the west and its adjacency to the rail line to the north. The proposed PD will allow a higher density development that will embrace higher quality architectural standards than could be achieved under the base zoning district.

8. Whether there is determined to be an excessive proliferation of the use or similar uses;

The proposed PD does not offer new or diverse housing types. This is a conventional subdivision that incorporates the higher quality architectural standards that should be in more demand than under the present zoning. The proposed PD has the potential to be a solid conventional subdivision.

9. Whether the proposed rezoning will ensure that future uses on the subject tract will be compatible in scale with uses on other properties in the vicinity of the subject tract; and;

The proposed rezoning will result in a density that differs from the existing single family lots located to the east of the subject property located in the Dexham Ranch Estates. This existing single-family subdivision consists of lots ranging from approximately 10,000 square feet to approximately 30,000 square feet in size resulting in a density of 1.6 units per acre. While the proposed PD has a higher density of 2.6 units per acre, it is not out of scale with the surrounding developments. Ridgecrest Addition No. 2 located to the east of Dexham Ranch Estates has a density of 3.8 units per acre. Attachment 2 identifies the units per acre for existing residential subdivisions within the general vicinity

The proposed PD will provide a 20-ft landscape buffer that will include a 6-foot wrought iron fence with stone columns, a curvilinear sidewalk, sodded grass, minimum 3" caliper trees, and minimum 3-foot high shrubs. In staff's opinion, this

will provide for an adequate transition between the existing larger lot subdivision to the east and the proposed development.

10. The supply of land in the economically relevant area that is in the use district to be applied by the rezoning or in similar use districts, in relation to the demand for that land.

There was not a market study provided that substantiated this claim; therefore, it is difficult for staff to comment on this criterion. The proposed PD will offer a 65-ft product type that utilize architectural standards comparable to the FBC which will help differentiate it from the existing conventional housing stock. With that said, this proposal is for a conventional subdivision and provides a product type that exists in the City today.

In conclusion, staff does not expect the proposed PD to have an adverse impact on the adjacent properties. The proposed PD incorporates the architectural standards from the FBC, which are more restrictive than the architectural requirements in the RDC. Incorporating the FBC architectural requirements will offer more assurance that the development will have quality homes. The proposed PD offers an adequate buffer from the existing residential development with the placement of the larger lot types, screening and landscaping along Dexham Road, which, in staff's view, provides adequate transition from the nearby existing residential. It is staff's opinion that the proposal satisfies most of the relevant Guiding Principles from the Realize Rowlett 2020 Comprehensive Plan and meets the criteria listed in the RDC for a rezoning.

Public Notice

Notice of this public hearing was mailed, posted, and published in accordance with State Law and the Rowlett Development Code. Staff mailed public and courtesy notices to property owners within 200 feet and 500 feet of the subject property on April 21, 2016, and as of Wednesday May 11, 2016, staff received 53 responses in opposition and 11 in favor (Attachment 4 – Public Responses).

A Legal Notice was published in the *Dallas Morning News* on April 26, 2016, pursuant to the requirements set forth in the RDC. A rezoning sign was placed on the subject property on April 29, 2016, in accordance with the RDC and remains on the site today.

Staff has confirmed that the protest in the form of opposition has been received from property owners within 200 feet of the subject properties constitute more than 20 percent of the notice area. Using Geographic Information System software, Staff calculated that the protesting property owners represent 24% percent of the notice area (Attachment 7 – Protest Calculation Map). As a result, per Section 77-805 of the Rowlett Development Code, “approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.”

FISCAL IMPACT/BUDGET IMPLICATIONS

N/A

RECOMMENDED ACTION

Staff recommends approval of the ordinance as presented.

ORDINANCE

AN ORDINANCE OF THE CITY OF ROWLETT, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE, PLAN AND MAP OF THE CITY OF ROWLETT, TEXAS, AS HERETOFORE AMENDED, BY GRANTING A CHANGE IN ZONING FROM “SF-40” SINGLE FAMILY 40 ZONING TO “PD” PLANNED DEVELOPMENT FOR REAL PROPERTY CONSISTING OF 83.25+/- ACRES GENERALLY LOCATED BETWEEN DEXHAM ROAD AND THE WESTERN CITY LIMITS, SOUTH OF THE DALLAS RAPID TRANSIT RAIL LINE, AND BEING DESCRIBED AS LOTS 1 THROUGH 9, BLOCK A, DEXHAM CREEK RANCH ESTATES, CITY OF ROWLETT, DALLAS COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED IN EXHIBIT “A” AND “B”, PROVIDING DEVELOPMENT AND USE STANDARDS; PROVIDING A REPEALING CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Commission of the City of Rowlett and the governing body of the City of Rowlett, in compliance with state laws with reference to amending the Comprehensive Zoning Ordinance, have given the requisite notice by publication and otherwise, and after holding due hearings and affording a full and fair hearing to all property owners and interested persons generally, the governing body of the City of Rowlett is of the opinion that said zoning ordinance and map should be amended as provided herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROWLETT, TEXAS:

SECTION 1. That the Comprehensive Zoning Ordinance, Plan and Map of the City of Rowlett, Texas, heretofore duly passed by the governing body of the City of Rowlett, as heretofore amended, be and the same are hereby amended to grant a change in zoning from “SF-40” Single Family 40 to “SF-7” Single Family 7 with “PD” Planned Development overlay for real property consisting of 83.25+/- acres generally located between Dexham Road and the western edge of the City’s limits, south of the Dallas Rapid Transit rail line, and being described as Lots 1 through 9, Block A, Dexham Creek Ranch Estates, City of Rowlett, Dallas County, Texas, and being more particularly described in Exhibits “A” and “B”, attached hereto and incorporated herein (hereinafter the “Property”).

SECTION 2. That the development standards and regulations are set forth in the following exhibits:

Exhibit C – Statement of Intent and Purpose;
Exhibit D – Development Standards;

Exhibit E – Zoning Concept Plan; and
Exhibit F – Development Schedule

all of which are attached hereto and made a part hereof, shall be applicable to all land, uses, structures, the use and occupancy of all structures, and the development, construction, operation and maintenance of all improvements on the Property described herein.

SECTION 3. The Property shall be used only in the manner and for the purposes provided herein and by the ordinances of the City of Rowlett, Texas, as heretofore amended, and as amended herein. The development, use and occupancy of the Property shall conform to the standards and regulations set forth in Exhibits “C” through “F”, the provisions of the Rowlett Development Code (Chapter 77 of the Code of Ordinances of the City of Rowlett, Texas), and the Code of Ordinances of the City of Rowlett, Texas, as amended. In the event of any conflict or inconsistency between the provisions of this ordinance and the provisions contained in any other provision of the Rowlett Development Code or other codes or ordinances of the City, the provisions of this ordinance shall control. In the event that this ordinance does not include a standard or regulation that is otherwise required for similar or comparable development or uses by the Rowlett Development Code or Code of Ordinances, then the standard or regulation required by the Rowlett Development Code or other ordinance shall be applied to development and use of the Property.

SECTION 4. That all provisions of the ordinances of the City of Rowlett in conflict with the provisions of this ordinance as applicable to the Property be and the same are hereby repealed and all other provisions of the ordinances of the City of Rowlett not in conflict with the provisions of this ordinance shall remain in full force and effect.

SECTION 5. That an offense committed before the effective date of this ordinance is governed by the prior law and the provisions of the Code of Ordinances, as amended, in effect when the offense was committed and the former law is continued in effect for this purpose.

SECTION 6. That should any sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be unconstitutional, illegal or invalid the same shall not affect the validity of this ordinance as a whole or any part or provision hereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Comprehensive Zoning Ordinance as a whole.

SECTION 7. That any person, firm or corporation violating any of the provisions or terms of this ordinance shall be subject to the same penalty as provided for in the Code of Ordinances of the City of Rowlett, as heretofore amended, and upon conviction shall be punished by a fine not to exceed the sum of Two Thousand Dollars (\$2,000.00) for each

offense; and each and every day such violation shall continue shall be deemed to constitute a separate offense.

SECTION 8. This ordinance shall take effect immediately from and after its passage and the publication of the caption, as the law and charter in such cases provide.

ATTACHMENTS

Exhibit A – Zoning Boundary

Exhibit B – Legal Description

Exhibit C – Statement of Intent and Purpose

Exhibit D – Development Standards

Exhibit E – Zoning Concept Plan

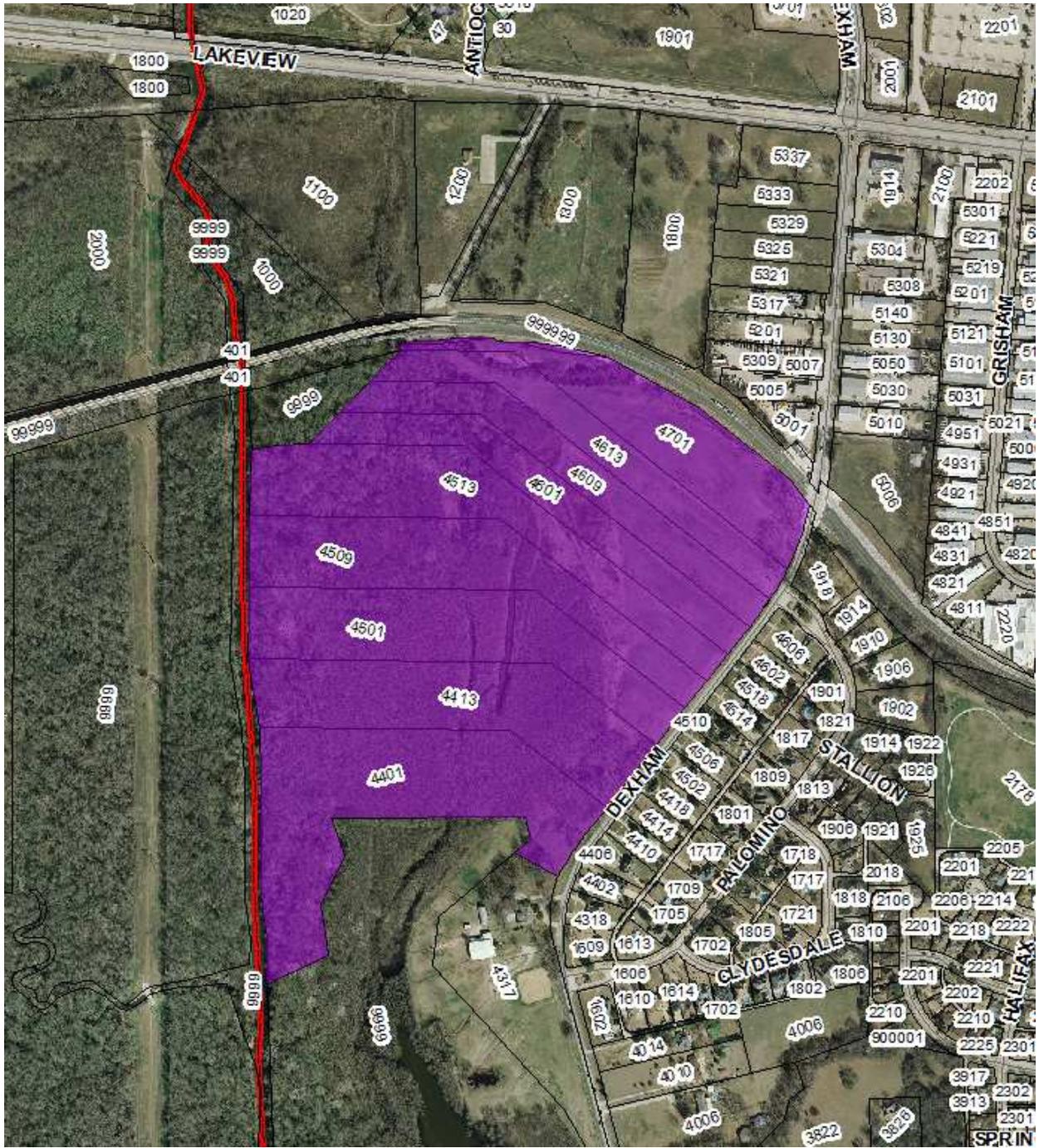
Exhibit F – Development Schedule

Attachment 1 – Location Map

Attachment 2 – Surrounding Densities

Attachment 3 – Public Responses

Attachment 4 – 20% Map





Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

Johnny E. Morgan

SIGNATURE:

Johnny E. Morgan

ADDRESS:

4401 Dexham Road, Rowlett, Texas

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development Services
 Phone 972-412-6166
 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: NOT APPROPRIATE PROPERTY FOR THIS ZONING.
 KNOWN FLOOD AREA, ^{OVER} DEVELOPMENT WILL MAKE WORSE FOR TO MANY OTHERS!

PROPERTY OWNER NAME (print):
SIGNATURE:
ADDRESS:

BOBBY TARVER
 [Signature]
 5006 DEXHAM ROWLETT TEXAS

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05-03-16P02:00 RCVD

RECEIVED BY: MAY 02 2016

*



05-06-16P02:25 RCVD

Department of Development Services

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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: NOT COMPATIBLE WITH EXISTING NEIGHBORHOOD AND POSSIBLE NEGATIVE EFFECT ON FLOODING IN AREA

PROPERTY OWNER NAME (print): MICHAEL & MOLLY ULMER
SIGNATURE: [Signature]
ADDRESS: 4518 DEXHAM RD. ROWLETT 75088

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- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print):

SIGNATURE:

ADDRESS:

JST GROUP

 P.O. BOX 671325 DALLAS, TX 75367

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I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print):

SIGNATURE:

ADDRESS:

JST GROUP
Russ Carroll
PO Box 671325 Dallas, TX 75367

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

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If you have any questions concerning this request, please contact the Department of Development Services
Phone 972-412-6166
FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099



05-04-16A09:13 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: FLOODING OF MY ADJACENT PROPERTY, RE-CLAIMING FLOOD PLAIN COULD RESULT IN FLOODING MY HOME AND STABLES.

PROPERTY OWNER NAME (print): JOHNATHON ROAN
SIGNATURE: [Handwritten Signature]
ADDRESS: 4317 DEXHAM ROAD

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City of Rowlett
Development Services
PO Box 99
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Department of Development Services

NOTICE OF PUBLIC HEARING

05-04-16P12:47 RCVD

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Please see attached.

PROPERTY OWNER NAME

(print):

Kenneth Lee and Aileen Svaty

SIGNATURE:

Kenneth Lee Svaty Aileen Svaty

ADDRESS:

4318 Dexham Road - Rowlett, TX 75088

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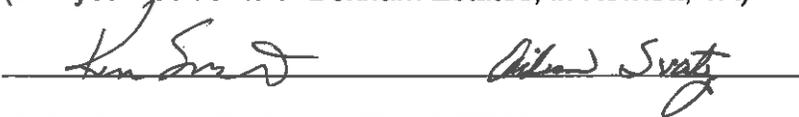
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NOTICE OF PUBLIC HEARING

RE: Application for a Zoning Change

Property Owner Name: Kenneth L. and Aileen Svaty,
(26+ year residents of Dexham Estates, in Rowlett, TX)

SIGNATURE: 

ADDRESS: 4318 Dexham Road, Rowlett, TX 75088

I am opposed to the request for the following reasons:

- I believe leaving the land zoned at 9 lots, as they are currently zoned for, is the best use for this land and for the city. I am very concerned that this land has several special considerations that support leaving the zoning the way it is.
- Building up this land, to take it out of the flood zone would require a lot of land fill and would divert the water in Rowlett Creek. A new subdivision at Castle and Rowlett Road has recently been developed and lots of landfill has been brought in there. The new bridges over Rowlett Creek, on Miller Road, have recently been completed and a lot of land fill was put in there, also diverting the water in Rowlett Creek. That water has to go somewhere. We have already seen changes in flooding areas around Lakes of Springfield and across the street in the proposed rezoning area. I would not recommend any additional landfill be approved at all in this area. I do not know whether the city could be liable if homes are flooded because land fill was approved by city offices, but I hope you will consider the consequences of all of the recent land fill along Rowlett Creek.
- This property is surrounded by special concerns on all borders:
 - - North Border of the property - About 10-years ago, there was a train derailment and fire on the west side of Dexham Road, which would have been in this proposed development if it had been there at that time – it certainly would have been much worse if homes had been there, The regular train does not run often; however, the DART rail runs 135 times a day on weekdays (67 southbound and 68 northbound trips, if I counted correctly). It runs less frequently on the weekends.
 - - South border of the property - All sewage for all of Rowlett runs along the east side of Dexham Road then under Dexham Road and across the south border of the new development, to the Garland Sewage Treatment Facility. Also, the city is currently replacing some sewer lines that run from the northwest corner of the property diagonally, across the property, under several of the proposed homes. At least one home in Dexham Estates has had sewage back up in their home already. Sewage lines for

the new homes, and all other new homes in Rowlett have to tie in to these already overburdened lines. Construction equipment and additional traffic would be driving over these lines also.

- - East border of the property - Dexham Road was never intended to become a through-fare; however, it has become one. Traffic has increased tremendously, and we have had some cases of road rage from people who do not obey the 35 mph speed limit. Dexham Road was not meant to carry the amount of traffic it currently has. Adding more vehicles, construction, and new home occupants, would create more problems. We had one accident last year where a woman lost control of her vehicle going over the railroad tracks and she hit a tree in one of the Dexham Estates lots; a small child was killed.
- - West border of the property - .Flood plains, Rowlett Creek, and the Garland Sewage Treatment Facility are all on the west. The entire property was filled with dirt from the Lakeview Parkway project; I understand that the city had not approved the fill – it just somehow happened.

I am very concerned about the impact of adding all of the landfill and the concrete slabs and streets needed for a project of this size on this land. I believe there is also a bird sanctuary at Miller and Dexham that could be adversely impacted. I hope that you will consider the impact of this project on all of Rowlett, and not just the tax benefits – I am afraid that the liability to Rowlett could be greater than the tax benefit.

Thank you for the opportunity to comment.



Ken and Aileen Svaty
4318 Dexham Road
Rowlett, Texas 75088
214-799-1123



Department of Development Services

NOTICE OF PUBLIC HEARING

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EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

See attached

PROPERTY OWNER NAME (print): Robert J. + Karen K. Haddox
SIGNATURE: [Handwritten Signature]
ADDRESS: 4410 Dexham Road, Rowlett

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Rowlett, TX 75030-0099

05-04-16P02:08 RCVD

Karen Haddox and I are the owners and inhabitants of 4410 Dexter Rd. We oppose the proposed Dexham Creekside development for the following reasons:

- 1.) Even with the new zoning request, most lots are about a third the size of the lots across the street from it. As previously noted, a look at aerial views of the entire city of Rowlett reveals that there is nowhere else in the city where developments with such disparate lot sizes are separated by an undivided road. The density of homes will remain much higher than across the road. Additionally, a large number of these homes, if not in fact most all of them will be built on fill dirt. The tremendous difficulty the local soil poses, even in the absence of fill dirt, has a high likelihood of leading to major foundation issues in relatively short order.
- 2.) Increasing the number of homes in the area by 80% WILL create traffic issues. The previously cited traffic study was performed in the evening when traffic is less regimented. Take a look at traffic at 7:00- 8:00 AM and a different picture emerges when EVERYONE is going to school and work. Again, there is only one way in and out of this neighborhood, Dexham Road, which connects to heavily traveled arteries. The area is landlocked and no other exits are able to be provided. Additionally, the development itself has little if any reserve traffic capacity to accommodate parking for any visitors seeking access to proposed trails, or simply to accommodate parking for a substantial number of visitors for Christmas/Super Bowl/etc parties.
- 3.) FEMA has already extended the flood plain area on this property since the prior rezoning as a consequence of historic rains. While the timing of such heavy rains can not be known with certainty, the past few years have shown us that our notions of 100 and 500 year flood plains are suspect in the face of current weather patterns. Raising the grade, which still might not be adequate to prevent flooding of the new properties, but which will result in significant tree loss, is likely to produce flooding of the adjacent property, increase flooding in the areas upstream, and produce erosion issues.

We acknowledge that development of the tract on the northwest side of Dexham Rd. is a challenge, but it is not more of one than it was when it was purchased. The rail line, the sewage plant, and the flood plain were there then. The proposed use of this land seems most ill advised to us.

Sincerely,
Robert and Karen Haddox

05-04-16P02:08 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: See attached comments

PROPERTY OWNER NAME (print): Harrell and Jo Ann Slack Jr.
SIGNATURE: [Handwritten signatures]
ADDRESS: 4514 Dexham Rd Rowlett, TX 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099

Harrell and Jo Ann Slack, Jr.
4514 Dexham Rd.
Rowlett, TX 75088

May 2, 2016

City of Rowlett
Development Services
P. O. Box 99 Rowlett, TX 75030-0099

Dear Planning and Zoning Commissioners:

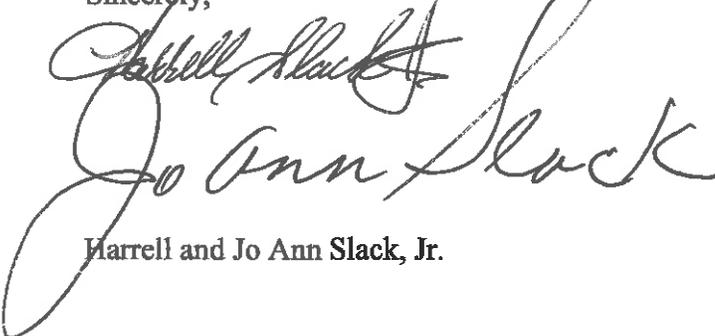
The property owner for properties located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Rd. (further described as lots 19, Block A of the Dexham Creek Ranch Estates) is once again, requesting to rezone this property. Last summer, the applicant attempted to change the zoning from the existing Single Family 40 Zoning District to a "New Neighborhood Form Based Zoning District with Major Warrants" which was denied by the City Council. Then in February 2016 the property owner presented a rezoning request for a Planned Development District with an underlying Single Family 5 (SF 5) base zoning district with minimum lots at 5,500 square feet. During the April 5, 2016 City Council meeting, the property owner requested that the rezoning request be "tabled" until the May 3rd City Council meeting. Now he's submitted a new request to rezone this property to a Planned Development District with an underlying Single Family 7 (SF 7) base zoning with minimum lot size of 7,000 square feet. All of these requests are incompatible with the city's zoning ordinance and the comprehensive plan as this area was intended to be maintained as a rural area and be comparable to the current homes on Dexham Road and in Dexham Estates. Rezoning this land from one acre lots to lots of 7,000 sq. ft. appears to be "Spot zoning" which is not a legal practice as that is zoning a single tract of land in a manner that is incompatible with the surrounding area. Furthermore, we believe that the destiny and density of our neighborhoods should be determined by us, the residents who live here and have the most at stake. The idea that residents are in the very best position to know what is best for them is called "neighborhood self-determination." It's the common-sensical notion that the people who are most affected by an issue should have the most say in the matter, not some hired consultant, not a wealthy developer, not Rowlett "City Hall".

After initial blunders that the City of Rowlett made in the past (such as allowing the savings and loan scandal during the '80s which negatively impacted property values and deterred

development because of the negative public image of Rowlett, and allowing industrial use of land right next to a single family zoned district such as what we've got directly next to Dexham Estates), I urge the City of Rowlett to use caution in how this land is zoned. Allowing a Planned Development District with an underlying SF 7 base zoning to be constructed on this property would be in total opposition with the intent of our city planners, and with the residents who live in this area. Truly, the residents who have to live with this decision should have the most say in this matter. There are numerous other concerns the Dexham Estates HOA has, which are, this land is in a floodplain area and more fill in dirt will cause existing houses to flood along Dexham Road, the increased traffic, the possible negative impact this could have on property values of homes in Dexham Estates, etc.)

At this time, we respectfully request that you, members of the Planning and Zoning Commission, not approve the application for the zoning change of the land in question. A compromise which would be more amenable to Dexham Estates HOA perhaps would be to change the current zoning from SF 40 to SF 20 (a minimum lot size of 20,000 sq. ft.) or at the very least, SF15 (a minimum lot size of 15,000 sq. ft.).

Sincerely,

Harrell and Jo Ann Slack, Jr.

REASONS TO PROTEST THE NEW ZONING CHANGE

This is a HUGE change in the zoning from 9 tracts of land.

Inadequate location for such high density of homes.

Poor urban planning to put a high density neighborhood next to a waste water treatment plant, a flood plain and a rail line.

The high density of houses will increase traffic; adding at least 200 + cars to an already busy Dexham Rd. Traffic flow is already complicated with the DART going by every 15-20 minutes.

Dexham Estates could be subject to security issues with high volume of people in such a concentrated area.

Inadequate infrastructure for so many more homes off Dexham Rd. Some residents of Dexham Estates are having sewage drainage problems. This could certainly had to the problem.

It's uncertain what the lower end homes could do to the values of Dexham Estates homes.

Harrell Slack

Joann Slack



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:

I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: FLOODING, TRAFFIC, RAILROAD ISSUES PREVIOUSLY STATED. NEED TO INCREASE LIVING SPACE AND DECREASE NUMBER OF HOMES - PROPERTY VALUES ARE AFFECTED OF CURRENT HOME OWNERS

PROPERTY OWNER NAME (print): MARK AND DEBBIE SEILER

SIGNATURE: [Signature of Debbie Seiler]

ADDRESS: 1918 PALOMINO DR ROWLETT TX

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<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 glangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75030-0099</p>
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05-02-16A10:17 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

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RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: This development does not make sense being surrounded by flood plain, Rail line & treatment plant.

PROPERTY OWNER NAME (print): James + Betty Littlejohn
SIGNATURE: [Signatures]
ADDRESS: 4418 Dexham Rd - Rowlett 75088

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Table with 2 columns: Contact information for questions and return instructions by fax or mail.



Department of Development Services

NOTICE OF PUBLIC HEARING

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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print):

Maria E Garcia

SIGNATURE:

[Handwritten Signature]

ADDRESS:

4506 Dexham Rd. Rowlett Tx 75088

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Department of Development
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TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

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I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:

I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: too many homes, traffic, flood zone, flood other neighborhoods

PROPERTY OWNER NAME (print): Angela McGaughy

SIGNATURE: Angela McGaughy

ADDRESS: 4502 Dexham Rd, Rowlett, TX 75088

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05-02-16A07:45 RCVD

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *This is in a flood plain. Proposal density 3 times greater than Dexham Estates.*

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

Michael & Kathy Bobbitt
4602 Dexham Rd

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

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If you have any questions concerning this request, please contact the Department of Development Services
 Phone 972-412-6166
 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change 05-02-16A07:45 RCVD
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:

I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *dense development is inappropriate in floodplain*

PROPERTY OWNER NAME *Larry : Diane Perkins*
 (print):
SIGNATURE: *Larry Paul Diane Perkins*
ADDRESS: *4414 Dexham, Rowlett*

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Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
 RE: Application for a Zoning Change

05-02-16A07:45 RCVD

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

FLOYD + VICKIE SMITH

SIGNATURE:

[Handwritten Signature]

ADDRESS:

4402 DEXHAM RD

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Department of Development Services

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LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision: {PD80-2015}

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

ANDREW K. DORCAS

SIGNATURE:

Andrew K. Dorcas

ADDRESS:

4510 DEXHAM RD. ROWLETT, TX 75086

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 Development Services
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Department of Development
Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: The proposed development does not compliment the existing Dexham Estates area/neighborhood

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

Randall Thomas

Randall Thomas

4606 Dexham Rd Rowlett Tx 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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Development Services

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Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4503, 4505, 4507, 4509, 4511, 4513, 4515, 4517, 4519, 4521, 4523, 4525, 4527, 4529, 4531, 4533, 4535, 4537, 4539, 4541, 4543, 4545, 4547, 4549, 4551, 4553, 4555, 4557, 4559, 4561, 4563, 4565, 4567, 4569, 4571 Dexham Road (further described as Lots 1 - 9, Block A of the Dexham Creek Estates). A map is attached for reference. This notice and the subject area are under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family Zoning District to Planned Development District with an underlying Single Family Residential zoning district to build a single-family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS

COMMENTS: NOT COMPATIBLE WITH EXISTING ZONING AND POSSIBLE NEGATIVE EFFECT ON FUTURE DEVELOPMENT

PROPERTY OWNER NAME (print): MICHAEL & MOLLY VLAAR
SIGNATURE: [Signature]
ADDRESS: 4512 DEXHAM RD. ROWLETT, TX 75088

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Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may oppose the rezoning by written protest (this form is sufficient) with the Director of Development Services within the times specified above. Persons shall object to the zoning map amendment, contain a legal description of the property on which the protest is made and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent of the subject land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development Services
Phone 972-412-6166
FAX 972-412-6228
elangford@rowlett.com

RETURN TO:
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75088-0099

04-29-16 P02:02 RCV D



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: OPPOSED TO REZONING TO ALLOW TOO MUCH DENSITY IN A KNOWN FLOOD AREA. SHOULD NOT ALLOW FOR RECLAIMING FLOOD PROPER

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

BOBBY TARVER
5010 DEXHAM RD

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

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FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099

05-05-16P02:00 RCVU

FAXED
MAY 02 2016
BY:



05-05-16A06:53 RCVD

Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *This development will improve the area and will bring in additional revenue to the City.*

PROPERTY OWNER NAME (print): *Cresswell Enterprises Inc.*
SIGNATURE: *[Signature]*
ADDRESS: *4401 Dexham Rd.*

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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05-05-16A06:53 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

Creekside Village will appeal to both the young and the old buyers of energy efficient homes.

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

Crosswell Enterprises Inc
[Signature]
 4413 Dexham Rd.

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Department of Development Services

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LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: The landscape buffer and open fence of brick and iron will greatly improve Dexham Rd.

PROPERTY OWNER NAME (print): Cresswell Enterprises Inc.
SIGNATURE: [Signature]
ADDRESS: 4501 Dexham Rd

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: The Lakeside Village green space and walk-ability will be enjoyed by all.

PROPERTY OWNER NAME (print): Cresswell Enterprises Inc.
SIGNATURE: [Signature]
ADDRESS: 4509 Dexham Rd

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Table with 2 columns: Contact information for questions and return instructions by fax or mail.



05-05-16A06:53 RCVD

Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *The SF-7 zoning is perfect for this location - not too large of lots and not too small of lots.*

PROPERTY OWNER NAME (print): Cresswell Enterprises Inc.
SIGNATURE: [Signature]
ADDRESS: 4513 Dexham Rd.

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05-05-16A06:53 RCVD



Department of Development Services

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TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: With the H.O.A. maintaining the landscape buffer and green space, the property will be forever improved.

PROPERTY OWNER NAME (print): Gresswell Enterprises, Inc.
SIGNATURE: [Signature]
ADDRESS: 4601 Dexham Rd.

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

Table with 2 columns: Contact information for questions (phone, fax, email) and return address for fax or mail (City of Rowlett, Development Services, PO Box 99, Rowlett, TX 75030-0099).

05-05-16A06:54 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: This new development will help to revitalize the whole area.

PROPERTY OWNER NAME (print): Creswell Enterprises Inc
SIGNATURE: [Signature]
ADDRESS: 4609 Dexham Rd.

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

Table with 2 columns: Contact information for questions and return-by-fax/mail address for the City of Rowlett.

05-05-16A06:54 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: The economic impact of Creekside Village will help all neighbors and business

PROPERTY OWNER NAME (print): Cresswell Enterprises Inc.
SIGNATURE: [Signature]
ADDRESS: 4613 Dexham Rd.

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

If you have any questions concerning this request, please contact the Department of Development Services
Phone 972-412-6166
FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099

05-05-16A06:54 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: The new development of Creekside Village will give buyers more choices of location, price range, and style of new homes.

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

Cresswell Enterprises Inc.
[Signature]
4701 Dexham Rd.

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

Table with 2 columns: Contact information for questions and return-by-fax/mail instructions.



05-06-16 P02:25 RCVD
 Department of Development
 Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 2009, 2013, 2109 and 2113 Miller Road further described as being 5.255 +/- acres in the S.A. & M.G. RR Survey, Abstract No. 1407, City of Rowlett, Dallas County, Texas. A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-5 (SF-5) base zoning district to build a single family subdivision.

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

we have a well established and secure neighbor hood and do not want the noise, dust/dirt and transverse

PROPERTY OWNER NAME (print):

worried, in the area Dan Leoy Deprung

SIGNATURE:

Dan Leoy Deprung *Joy Deprung*

ADDRESS:

3609 Drakestone Ave

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 12th day of April, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 3rd day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, April 6, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, April 27, 2015, to be included in the City Council packet. All responses received by April 27th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development

Services
 Phone 972-412-6166
 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL

City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099

05-06-16P02:25 RCVU



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: House smaller than surrounding neighbors & lot sizes also smaller than neighbors.

PROPERTY OWNER NAME (print): Rick Narramore
SIGNATURE: 1921 Stallion Circle, Rowlett, TX 75088
ADDRESS:

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016...

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

If you have any questions concerning this request, please contact the Department of Development Services
Phone 972-412-6166
FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099

05-05-10P02:25



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

Peggy Fitch

SIGNATURE:

Peggy Fitch

ADDRESS:

1718 Clydesdale Ct. Rowlett 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development Services
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 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print): JST GROUP
SIGNATURE: [Handwritten Signature]
ADDRESS: PO BOX 671325 DALLAS, TX 75367

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 glangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75030-0099</p>
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05-10-16A09:24 RCVD

05-10-16A09:24 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision: (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

Roads & infrastructure in that area can not support such an extreme increase. Homes should be compatible of existing neighborhoods & encourage stability not transience.

PROPERTY OWNER NAME

(print):

Thomas & Sharon Gipson

SIGNATURE:

Tom & Sharon Gipson

ADDRESS:

1810 Clydesdale Ct

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development Services
 Phone 972-412-6166
 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Zoning proposed is not consistent w/ surrounding areas, adjacent properties. Too dense.

PROPERTY OWNER NAME (print): Cynthia Hooker
SIGNATURE: Cynthia Hooker
ADDRESS: 1721 Palomina Dr. Rowlett 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 slangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75030-0099</p>
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Rowlett

T E X A S

Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4511, 4601, 4609, 4513 and 4701 Dexham Road (further described as lots 1 - 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:

I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: I am against reclaiming any land from a flood plain. Also a traffic study should be done before not after to have the necessary infrastructure in place.

PROPERTY OWNER NAME

(print):

Sean Sullivan

SIGNATURE:

[Signature]

ADDRESS:

1717 Pelaming Dr Rowlett 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 2001 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2015, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2015. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond to ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2015, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2015, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 25 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request,
please contact the Department of Development

Services
Phone 972-412-6166
FAX 972-412-6228
rlangford@rowlett.com

RETURN BY FAX OR MAIL

City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75080-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

Does not enhance the surrounding neighborhood. Smaller-homes on smaller lot driveway my vaub!

PROPERTY OWNER NAME (print):

Dennis & Robin Gerdes

SIGNATURE:

[Handwritten signature]

ADDRESS:

1910 Palomino DR Rowlett 75080

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the **10th day of May, 2016**, and that the City Council will hold a public hearing at 7:30 p.m. on the **17th day of May, 2016**. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

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RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Flood PLANE CONCERNS ; DENSITY CONCERNS

PROPERTY OWNER NAME (print): BRENT C WILLIAMS
SIGNATURE: Brent C Williams
ADDRESS: 1902 CLYDESALE CT

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

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<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 glangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75030-0099</p>
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Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

James Ashell
 1811 Palomino, Rowlett 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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If you have any questions concerning this request, please contact the Department of Development Services

Phone 972-412-6166
 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL

City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099

04-29-16P02:02 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

05-02-16A07:45 RCVD

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

Craig & Mary Williams

SIGNATURE:

Mary Williams

ADDRESS:

1709 Palomino Drive, Rowlett, TX

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the **10th day of May, 2016**, and that the City Council will hold a public hearing at 7:30 p.m. on the **17th day of May, 2016**. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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RETURN BY FAX OR MAIL

City of Rowlett

Development Services

PO Box 99

Rowlett, TX 75030-0099



05-02-16A07:44 RCVD

Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

Density & Traffic are key concerns

PROPERTY OWNER NAME (print):

William Craig & Mary Williams

SIGNATURE:

[Handwritten signature]

ADDRESS:

1709 Palomino Dr Rowlett 75089

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

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Department of Development Services

NOTICE OF PUBLIC HEARING

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EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: James Hendrickson

PROPERTY OWNER NAME (print):

SIGNATURE: ADDRESS: 1914 PALOMINO DR. Rowlett TX 75088

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Table with 2 columns: Contact information for questions and return instructions by fax or mail.



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner 05-02-16A07:45 RCVD
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print):

Julie Tornatore

SIGNATURE:

Julie Tornatore

ADDRESS:

*1906 Palomares Dr
Rowlett, TX*

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FAX 972-412-6228

glangford@rowlett.com

RETURN BY FAX OR MAIL

City of Rowlett

Development Services

PO Box 99

Rowlett, TX 75030-0099



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner 05-02-16A07:44 RCVD
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

GAYLAND BRENDA AVANCE
 Brenda Avance 75088
 1821 PALOMINO DR ROWLETT TX

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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05-02-16A07:44 RCVD



Department of Development Services

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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

BROWN STEWART

PROPERTY OWNER NAME (print):

SIGNATURE:

1813 PALOMINO DR, ROWLETT, TX 75088

ADDRESS:

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FAX 972-412-6228
glangford@rowlett.com

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Development Services
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Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

05-02-16A07:44 RCVD

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: I have traffic concerns and concerns about the value of my properties.

PROPERTY OWNER NAME (print): Jeff and Tina Lawrence
SIGNATURE: Tina Lawrence
ADDRESS: 1801 Palomino Drive, Rowlett, TX

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Department of Development Services

NOTICE OF PUBLIC HEARING

05-02-16A07:44 RCVD

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LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

SIGNATURE:

ADDRESS:

SHARON HAUGHT
 Sharon Haught
 1925 Stallion Creek Rowlett

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 Development Services
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Department of Development Services

NOTICE OF PUBLIC HEARING

05-02-16A07:44 RCVD

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

John W. Moore

SIGNATURE:

John W Moore

ADDRESS:

1818 Clydesdale Ct Rowlett 75088

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 FAX 972-412-6228
glangford@rowlett.com

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 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner 04-25-2016 11:34 AM
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 - 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
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I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:

I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Increased traffic & flood plain problems

Aboutab Syed
PROPERTY OWNER NAME (print):
SIGNATURE: *[Signature]*
ADDRESS: 1606 Palashino Dr, Rowlett, TX 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

04-25-16P01:54 RCVD

TO: Property Owner
RE: Application for a Zoning Change
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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: SF 7 is too High Density, not compatible with existing neighborhood. over half of development is in flood plain; additional traffic on Dexham Rd. see below

PROPERTY OWNER NAME

(print): MARK + MARY HEMPKINS

SIGNATURE: *Mark Hempink*

ADDRESS: 1613 PALOMINO DR., Rowlett 75088

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 glangford@rowlett.com

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 Rowlett, TX 75030-0099

Other issues: 1) not located within one of 13 opportunity areas of P.R. 2020 Comp. Plan
 2) Does not meet guiding principle #1 regarding compatibility with existing neighbors
 3) Too high density classification due to property issues; Flooding, traffic SF7, Railroad & DART.
 4) Developer can build at a higher ^{zoning} classification which would reduce issues as noted. i.e., SF 15, SF 20
 5) Developer planning to sell smaller homes on small lots at \$350k+



Department of Development Services

NOTICE OF PUBLIC HEARING

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- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print): MICHAEL BRYAN TOWNSEND
 SIGNATURE: *[Handwritten Signature]*
 ADDRESS: 1713 PALOMINO DR ROWLETT, TX 75088

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Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 glangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75030-0099</p>
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05-02-16P04:16 RCVD



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: RECLAIMING OF FLOOD PLAIN, HOUSES DO NOT FACE DEXHAM ROAD, DO NOT LIKE A FENCE BETWEEN, NO GREEN SPACE

PROPERTY OWNER NAME (print): HARRY S. SEIDEL JR / DAVID KOCA
SIGNATURE: *Harry Seidel Jr / David Koca*
ADDRESS: 1901 PACOMINO DRIVE, ROWLETT TX 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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* DOES NOT MIMIC OUR AREA OR NEIGHBORHOOD, TRAFFIC CONGESTION WILL INCREASE DUE TO CROSSARMS, HOUSES TOO CLOSE TOGETHER AND TOO SMALL!



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change 05-02-16A07:45 RCVD
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *Densely populated neighborhood with small homes and lot sizes. Not enough infrastructure for*

PROPERTY OWNER NAME (print): *that many cars traveling on Dexham.*
Deena McNamee
SIGNATURE: *Deena McNamee*
ADDRESS: *1702 Clydesdale Ct. Rowlett, TX 75088*

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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---	---

May 7



Department of Development Services

05-02-16A07:44 RCVD

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

Matthew & April Wise

SIGNATURE:

April O Wise

ADDRESS:

1922 Stallion Circle

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Phone 972-412-6166
FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME

(print):

Thomas Parke

SIGNATURE:

[Handwritten Signature]

ADDRESS:

1701 Palomino DR

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 FAX 972-412-6228
glangford@rowlett.com

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 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

PROPERTY OWNER NAME (print):

Paul Hooker

SIGNATURE:

Paul Hooker

ADDRESS:

1721 Peloming Dr.

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glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099

05-02-16A07:44 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS:

MICHAEL + NANCY GIROUARD

PROPERTY OWNER NAME

(print):

MICHAEL F NANCY GIROUARD

SIGNATURE:

[Handwritten Signature]

ADDRESS:

1809 PATROMINO DR. ROWLETT, TX

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 FAX 972-412-6228
glangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision: (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Lots/houses too small, traffic congestion, overload sewer system, not a fit for existing neighborhood

PROPERTY OWNER NAME (print): Betty J Crosby

SIGNATURE: Betty J Crosby

ADDRESS: 1809 Palomino Dr

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05-06-16A10:18 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Daxham Road (further described as Lots 1 - 9, Block A of the Daxham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single-family subdivision. (FD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: THIS PROPOSED ZONING CHANGE IS TOO DENSE BASED UPON CURRENT ZONING & ADVISABILITY OF THIS PROJECT IN A FLOOD PLAIN

PROPERTY OWNER NAME (print): Cecilia Ruffing by Rita Obman, executor

SIGNATURE: CECILIA RUFFING

ADDRESS: 1714 CLYDEDALE CT. ROWLETT, TX

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<p>If you have any questions concerning this request, please contact the Department of Development Services</p> <p>Phone 972-412-6166 FAX 972-412-6228 klangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL</p> <p>City of Rowlett Development Services PO Box 99 Rowlett, TX 75080-0099</p>
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04-10P03:35 RCVD

05-04-16P03:35 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner

RE: Application for a Zoning Change

LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 - 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.

EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision: (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: SEE BACK OF SHEET ->

PROPERTY OWNER NAME (print):

Gregory Craig

SIGNATURE:

[Handwritten signature]

ADDRESS:

1914 Stallion Circle Rowlett TX 75083

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glangford@rowlett.com

RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099

05-04-16PU3:35 RCVD

* Why SF-7 (7000 SF LOT)

- MOST OF THE LOTS IN DEXHAM ESTATES ARE BETWEEN (SF 15) & (SF 20) (20,000 SF) AND ONLY A FEW ARE (SF 10) & NOTHING IS AS SMALL AS 7000 SF!

* DEXHAM ESTATES IS THE ONLY SUBDIVISION EFFECTED BY THIS DEVELOPMENT. THIS DEVELOPMENT SHOULD REFLECT WHAT WE HAVE

- LOT SIZES AVERAGING 15,000 TO 20,000
- HOME SIZES MIN 2500 SF

* The previous Attachment 5 showing the DU'S/ACRE CLEARLY SHOWS THAT ROWLET NEEDS MORE PROJECTS WITH LESS THAN 2 DU'S/ACRE.

- DEXHAM ESTATES IS 1.6 DU'S/ACRE, THE ONLY SUBDIVISION WITH LESS THAN 2 DU'S/ACRE

* Counting 60 acres of floodplain as developer open space is absurd and anyone with an understanding of planning & development knows that.



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: TOO MUCH DENSITY FOR DEXHAM ROAD TRAFFIC AND
 TOO MUCH LAND RECLAIMED WILL INCREASE FLOODING.

PROPERTY OWNER NAME
 (print): GERALD KERBY
SIGNATURE: [Signature]
ADDRESS: 1706 PALOMINO DR. ROWLETT, TX

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05-04-15P02:08 RCVD



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
 !!! I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *opposed to building homes of substantially inferior size, quality and price compared to our present home. Will cause erosion of property value & cheapen area.*

PROPERTY OWNER NAME (print):
SIGNATURE:
ADDRESS:

Robert Leonard [Signature]
 1909 Stallion Circle, Rowlett TX 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

Please legibly respond in ink. If the signature and/or address are missing, your comments will not be recorded. Your response must be received in the Development Service Department by 5 pm on Wednesday, May 4, 2016, for your comments to be included in the Planning and Zoning Commission packet and/or by Wednesday, May 11, 2016, to be included in the City Council packet. All responses received by March 30th will be forwarded to the Council as well; it is not necessary to respond twice. Responses received after the times noted above shall not be counted in the record of response.

Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above. The protest shall object to the zoning map amendment, contain a legal description of the property on behalf of which the protest is made, and be signed by the owner of the property. If protests in the form of opposition are received from property owners within 200 feet of the subject property, and the property owners own a combined minimum of 20 percent or more of the land area, approval by the city council shall only occur with a concurring vote of at least three-fourths of the full membership of the city council.

If you have any questions concerning this request, please contact the Department of Development Services
 Phone 972-412-6166
 FAX 972-412-6228
slangford@rowlett.com

RETURN BY FAX OR MAIL
 City of Rowlett
 Development Services
 PO Box 99
 Rowlett, TX 75030-0099



Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Density too high due to flood plain area.

High density will create new traffic problems.

PROPERTY OWNER NAME (print): Larry E. Magee Larry E. Magee
SIGNATURE: Larry E. Magee
ADDRESS: 1721 Clydesdale Ct.

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<p>If you have any questions concerning this request, please contact the Department of Development Services Phone 972-412-6166 FAX 972-412-6228 glangford@rowlett.com</p>	<p>RETURN BY FAX OR MAIL City of Rowlett Development Services PO Box 99 Rowlett, TX 75080-0099</p>
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Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexam Road (further described as Lots 1 - 9, Block A of the Dexam Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Not a good property for development as only 10% of it is not in the flood plain. Will cause too much traffic congestion at R/Crossing.

PROPERTY OWNER NAME (print): Jan + Stacey Simikic
SIGNATURE: *[Handwritten Signature]*
ADDRESS: 1902 Palomino Dr Rowlett

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05-06-16P02:25

Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference. This notice and the notification area are required under Chapter 211.007 of the Texas Local Government Code.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: *I do not want the flood plain to be altered and homes built on fill dirt. There is organic material in fill that will rot over time, and compact, thus moving the soil and foundations.*
PROPERTY OWNER NAME (print): DENNIS K. JACKSON
SIGNATURE: *[Signature]*
ADDRESS: 1722 Clydesdale Ct. Rowlett, TX 75088

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016, and that the City Council will hold a public hearing at 7:30 p.m. on the 17th day of May, 2016. Both hearings will be held at the Municipal Center, 4000 Main Street, Rowlett, Texas.

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05-06-16P02:25 : v

Department of Development Services

NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: Flooding concerns increase with more fill of the flood plane

PROPERTY OWNER NAME: Edwin & Dinna Cooley
SIGNATURE: [Signature]
ADDRESS: 1610 Palomino Dr, Rowlett

Your written comments are being solicited in the above case. Additional information is available in the Department of Development Services located at 3901 Main Street. The Planning and Zoning Commission of the City of Rowlett, Texas, will hold a public hearing at 6:30 p.m. on the 10th day of May, 2016...

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Any owner of property subject to a proposed rezoning or affected by a proposed rezoning may protest the rezoning by filing a written protest (this form is sufficient) with the Director of Development Services within the time specified above.

Table with 2 columns: Contact information for questions and Return by Fax or Mail address.

05-06-16P02:25 RCVD



Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road...
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District...

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

COMMENTS: inadequate infrastructure (always change issues etc) inadequate roadway (Dexham) inadequate

PROPERTY OWNER NAME for location - for district of home
(print): LISA MORBAN

SIGNATURE: [Handwritten Signature]

ADDRESS: 1805 Palomero De Foulest 75088

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FAX 972-412-6228
glangford@rowlett.com
RETURN BY FAX OR MAIL
City of Rowlett
Development Services
PO Box 99
Rowlett, TX 75030-0099



05-06-16P02:25 RCV

Department of Development Services

COURTESY NOTICE OF PUBLIC HEARING

TO: Property Owner
RE: Application for a Zoning Change
LOCATION: The subject properties are located at 4401, 4413, 4501, 4509, 4513, 4601, 4609, 4613 and 4701 Dexham Road (further described as Lots 1 – 9, Block A of the Dexham Creek Ranch Estates). A map is attached for reference.
EXPLANATION OF REQUEST: The applicant requests a rezoning from the existing Single Family-40 Zoning District to a Planned Development District with an underlying Single Family-7 (SF-7) base zoning district to build a single family subdivision. (PD80-2015)

- I AM IN FAVOR OF THE REQUEST FOR THE FOLLOWING REASONS:
- I AM OPPOSED TO THE REQUEST FOR THE FOLLOWING REASONS:

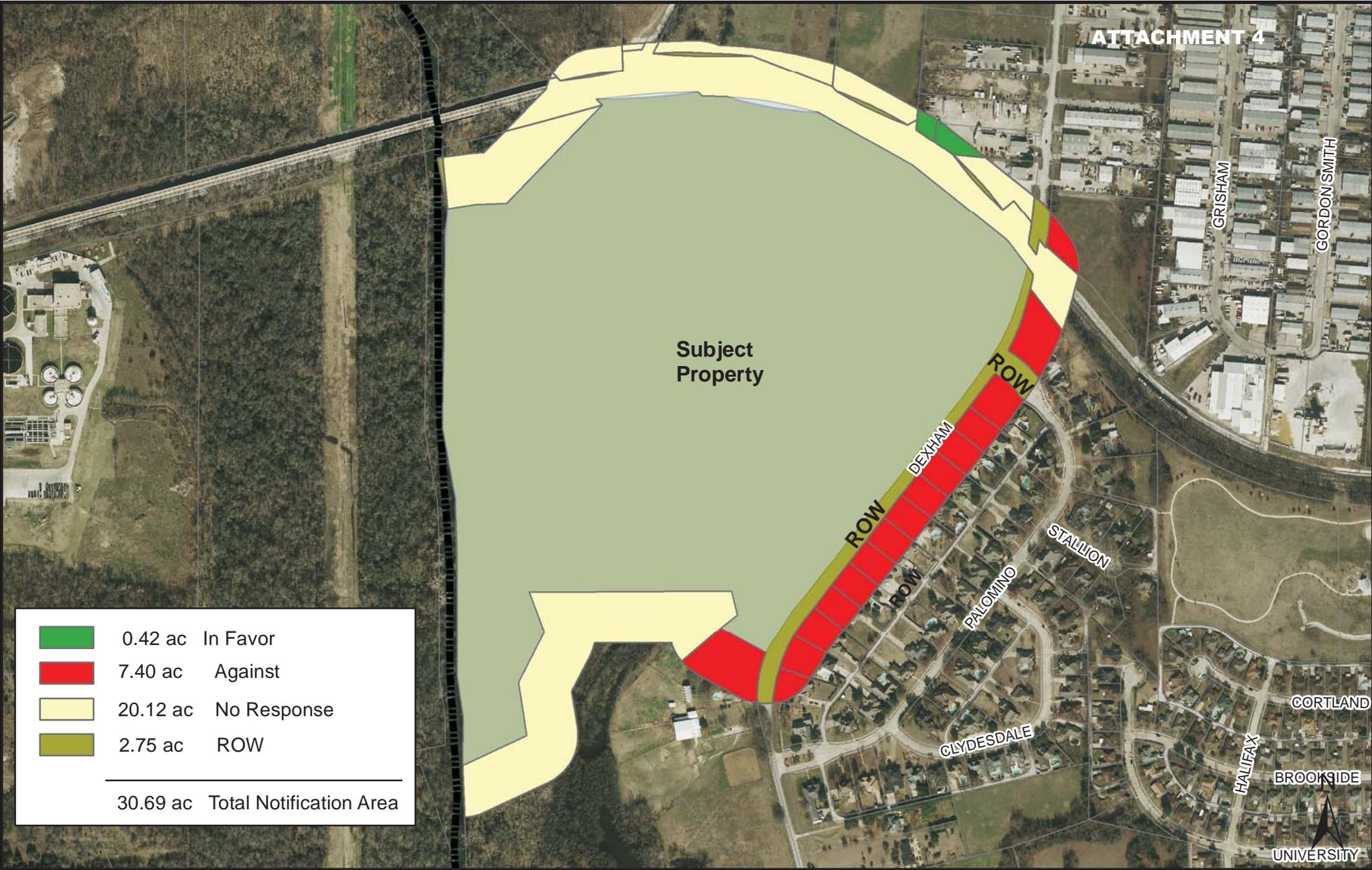
COMMENTS: *We are opposed to the zoning changes because: (1) according to our resources it can cause a critical flood risk to build in the flood plain (2) the traffic on Dexham would cause major issues.*

PROPERTY OWNER NAME (print): Larry + Catherine Worrell
SIGNATURE: Catherin Worrell
ADDRESS: 1602 Palomino Dr., Rowlett, TX

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	0.42 ac	In Favor
	7.40 ac	Against
	20.12 ac	No Response
	2.75 ac	ROW
<hr/>		
	30.69 ac	Total Notification Area

4401,4413,4501,4509,4513,4601,4609,
 4613 and 4701 DEXHAM RD
 CREEKSIDE VILLAGE
 ZONING CHANGE
 Map Created: May 10, 2016

PROTEST CALCULATION MAP



LEGAL DESCRIPTION:

BEING a tract of land situated in the REASON CRIST SURVEY, ABSTRACT NO. 225, Dallas County, Texas and the WILLIAM TURNER SURVEY, ABSTRACT NO. 1481, Dallas County, Texas, being all of Lots 1 thru 9, Block A, Dexham Creek Ranch Estates, an addition to the City of Rowlett, Texas according to the Plat filed of record in Volume 2004101, Page 107, Map Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set in the intersection of the south line of MK&T Railroad, a 100 foot right-of-way, with the west line of Dexham Road, a 80 foot right-of-way, same being the northeast corner of said Dexham Creek Ranch Estates;

THENCE with the west right-of-way line of Dexham Road being common with the east line of said Dexham Creek Ranch Estates, the following courses and distances:

South 14° 05' 21" West, a distance of 86.12 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the beginning of a curve to the right having a central angle of 23° 40' 00", a radius of 911.10 feet, and a chord bearing and distance of South 25° 55' 21" West, 373.67 feet;

With said curve to the right, an arc distance of 376.34 feet to a 1/2 inch iron rod found for corner;

South 35° 57' 45" West, a distance of 114.99 feet to a 5/8 inch iron rod found for corner;

South 37° 45' 28" West for a distance of 789.11 feet to a 1/2 inch iron rod found for corner;

South 38° 03' 35" West, a distance of 195.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the beginning of a curve to the left having a central angle of 08° 35' 30", a radius of 788.12 feet, and a chord bearing and distance of South 33° 12' 08" West , 118.07 feet;

With said curve to the left, an arc distance of 118.18 feet to a 5/8 inch iron rod found for corner;

South 37° 17' 14" West, a distance of 69.84 feet to a 5/8 inch iron rod found at the beginning of a curve to the left having a central angle of 09° 47' 34", a radius of 434.08 feet, and a chord bearing and distance of South 31° 55' 41" West, 74.10 feet;

With said curve to the left, an arc distance of 74.19 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for the southeast corner of said Dexham Creek Ranch Estates;

THENCE North 62° 11' 05" West, departing the west right-of-way line of said Dexham Road, a distance of 198.93 feet to a 1/2 inch iron rod found for corner located in the southerly line of that tract of land conveyed to the City of Dallas according to the document filed of record in Volume 450, Page 329, Deed Records, Dallas County, Texas;

THENCE along the southerly line of said Dexham Creek Ranch Estates with said City of Dallas tract, the following courses and distances:

North 50° 40' 24" East, a distance of 84.05 feet to a City of Dallas marker found for corner;

North 15° 07' 37" West, a distance of 95.51 feet to 1/2 iron rod found for corner;

South 88° 47' 32" West, a distance of 787.15 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 21° 47' 25" East, a distance of 167.23 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 26° 31' 06" West, a distance of 219.49 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 09° 40' 01" East, a distance of 210.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 65° 25' 38" West, a distance of 272.71 feet to a point for corner at the southwest corner of said Dexham Creek Ranch Estates;

THENCE along the westerly line of said Dexham Creek Ranch Estates and continuing with said City of Dallas tract, the following courses and distances:

North 00° 23' 44" East, a distance of 180.00 feet to a point for corner;

North 08° 55' 00" West, a distance of 175.28 feet to a point for corner;

North 00° 22' 10" West, a distance of 475.17 feet to a point for corner;

North 03° 05' 35" West, a distance of 207.70 feet to a point for corner;

North 10° 30' 10" West, a distance of 281.71 feet to a point for corner;

North 00° 20' 33" East, a distance of 202.34 feet to a point for corner;

North 00° 02' 50" East, a distance of 551.34 feet to a point for corner;

North 04° 59' 40" East, a distance of 94.90 feet to a point for corner;

North 81° 05' 34" East, a distance of 109.40 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

North 86° 16' 44" East, a distance of 121.60 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

North 43° 53' 57" East, a distance of 530.65 feet to a 1/2 inch iron rod found for corner;

North 46° 07' 47" West, a distance of 31.47 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner in the south line of the above mentioned MK&T Railroad and being located in a curve to the right having a central angle of 08° 24' 43", a radius of 2814.79 feet, and a chord bearing and distance of North 85° 19' 06" East, 412.89 feet;

With said curve to the right, an arc distance of 413.26 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set in said south line at the northwest corner of that tract of land conveyed to Dallas Area Rapid Transit, also known as D.A.R.T., according to the document filed of record in Document Number 200900077572, Deed Records, Dallas County, Texas, also being a northerly corner of said Dexham Creek Ranch Estates;

THENCE along the north line of said Dexham Creek Ranch Estates being common with the south line of said D.A.R.T. tract, the following courses and distances:

South 44° 02' 56" East, a distance of 22.59 feet to a 1/2 inch iron rod found at the beginning of a curve to the right having a central angle of 01° 59' 30", a radius of 2809.93 feet, and a chord bearing and distance of South 88° 06' 43" East, 97.67 feet;

With said curve to the right, an arc distance of 97.67 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set at the beginning of a compound curve to the right

having a central angle of 13° 56' 42", a radius of 1473.16 feet, and a chord bearing and distance of South 80° 08' 39" East, 357.66 feet;

With said curve to the right, an arc distance of 358.54 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 60° 51' 24" East, a distance of 418.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 51° 34' 34" East, a distance of 469.27 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the east end of said D.A.R.T. tract, and returning to the south line of the above mentioned MK&T Railroad right-of-way;

THENCE South 38° 00' 43" East, with said south line, a distance of 113.21 feet to the POINT OF BEGINNING and containing 83.250 acres of land, more or less.

SURVEYOR'S CERTIFICATE:

I, Sean Patton, a Registered Professional Land Surveyor in the State Of Texas, do hereby certify that this plat is based on an actual on the ground survey made under my direct supervision and all corners are monumented as shown hereon. Except as shown, there are no visible encroachments, conflicts or protrusions apparent on the ground.

PRELIMINARY, THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED, VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT

SEAN PATTON REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5660

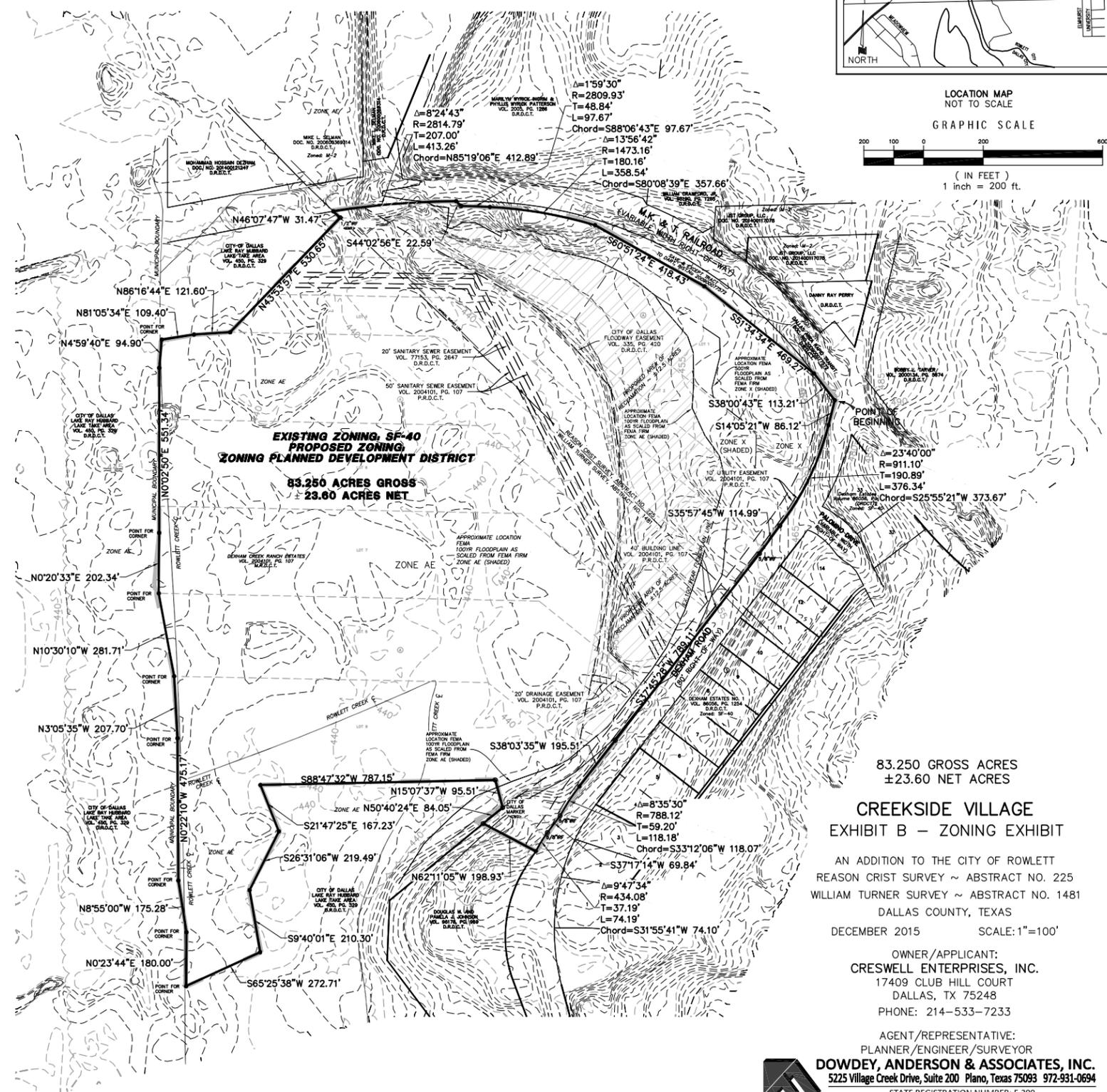
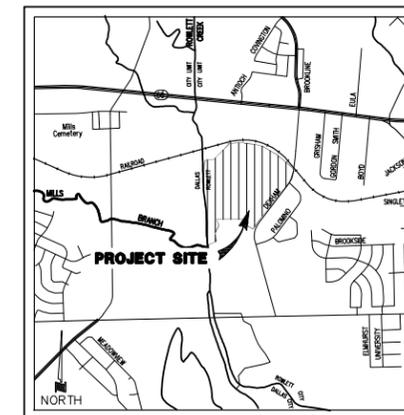
SURVEYED ON THE GROUND: JANUARY 19, 2015

LEGEND

- VE = VISIBILITY EASEMENT
DE = DRAINAGE EASEMENT
UE = UTILITY EASEMENT
WE = WATER EASEMENT
H.O.A. = HOME OWNERS ASSOCIATION
BL = BUILDING LINE
D.R.D.C.T. = DEED RECORDS, DALLAS COUNTY, TEXAS
M.R.D.C.T. = MAP RECORDS, DALLAS COUNTY, TEXAS
IRF = IRON ROD FOUND
<CM> = CONTROLLING MONUMENT
▼ = DENOTES ZERO SIDE OF LOT
DENOTES STREET NAME CHANGE
○ = 1/2" IRON ROD FOUND W/ YELLOW PLASTIC CAP STAMPED "DAA" (UNLESS OTHERWISE NOTED)
● = 1/2" IRON ROD SET W/ YELLOW PLASTIC CAP STAMPED "DAA" (UNLESS OTHERWISE NOTED)
= TREE LINE
= PROPOSED ZONING

NOTES:

- 1. THE DEVELOPMENT OF THE SITE SHALL BE IN ACCORDANCE WITH THE CITY OF ROWLETT DEVELOPMENT STANDARDS.
2. BASIS OF BEARINGS DERIVED FROM THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83, NORTH CENTRAL ZONE. DIRECTION FOR CONTROL ESTABLISHED THROUGH <CM1> AND <CM2> HAVING A BEARING AND DISTANCE OF SOUTH 15° 26' 52" EAST, 2045.21 FEET.
3. ACCORDING TO MAP NO. 48113C0240K OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAPS FOR DALLAS COUNTY, TEXAS, DATED JULY 7, 2014, THE SUBJECT TRACT IS SITUATED WITHIN: UNSHADED ZONE "X"; DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN. SHADED ZONE "X"; DEFINED AS AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1-FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD. ZONE "AE"; DEFINED AS SPECIAL FLOOD HAZARD AREAS INUNDATE BY 100-YEAR FLOOD WITH BASE FLOOD ELEVATIONS DETERMINED. FOR AREAS OF ALLUVIAL FAN FLOODING, VELOCITIES ALSO DETERMINED. THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.
4. THE LOCATION OF THE FLOOD ZONE LINES SHOWN HEREON, WERE DETERMINED BY SCALING FROM SAID FEMA MAP. THE ACTUAL LOCATION AS DETERMINED BY ELEVATION CONTOURS MAY DIFFER. DOWDEY, ANDERSON & ASSOCIATES, INC. SURVEYING COMPANY ASSUMES NO LIABILITY AS TO THE ACCURACY OF THE LOCATION OF THE FLOOD ZONE LIMITS.



83.250 GROSS ACRES ±23.60 NET ACRES

CREEKSIDE VILLAGE EXHIBIT B - ZONING EXHIBIT

AN ADDITION TO THE CITY OF ROWLETT REASON CRIST SURVEY ~ ABSTRACT NO. 225 WILLIAM TURNER SURVEY ~ ABSTRACT NO. 1481 DALLAS COUNTY, TEXAS DECEMBER 2015 SCALE: 1"=100'

OWNER/APPLICANT: CRESWELL ENTERPRISES, INC. 17409 CLUB HILL COURT DALLAS, TX 75248 PHONE: 214-533-7233

AGENT/REPRESENTATIVE: PLANNER/ENGINEER/SURVEYOR DOWDEY, ANDERSON & ASSOCIATES, INC. 5225 Village Creek Drive, Suite 200 Plano, Texas 75093 972-931-0694 STATE REGISTRATION NUMBER: F-399 SURVEY FIRM REGISTRATION NUMBER: 10077800

LEGAL DESCRIPTION
83.250 ACRES

BEING a tract of land situated in the REASON CRIST SURVEY, ABSTRACT NO. 225, Dallas County, Texas and the WILLIAM TURNER SURVEY, ABSTRACT NO. 1481, Dallas County, Texas, being all of Lots 1 thru 9, Block A, Dexham Creek Ranch Estates, an addition to the City of Rowlett, Texas according to the Plat filed of record in Volume 2004101, Page 107, Map Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set in the intersection of the south line of MK&T Railroad, a 100 foot right-of-way, with the west line of Dexham Road, a 80 foot right-of-way, same being the northeast corner of said Dexham Creek Ranch Estates;

THENCE with the west right-of-way line of Dexham Road being common with the east line of said Dexham Creek Ranch Estates, the following courses and distances:

South 14° 05' 21" West, a distance of 86.12 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the beginning of a curve to the right having a central angle of 23° 40' 00", a radius of 911.10 feet, and a chord bearing and distance of South 25° 55' 21" West, 373.67 feet;

With said curve to the right, an arc distance of 376.34 feet to a 1/2 inch iron rod found for corner;

South 35° 57' 45" West, a distance of 114.99 feet to a 5/8 inch iron rod found for corner;

South 37° 45' 28" West for a distance of 789.11 feet to a 1/2 inch iron rod found for corner;

South 38° 03' 35" West, a distance of 195.51 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the beginning of a curve to the left having a central angle of 08° 35' 30", a radius of 788.12 feet, and a chord bearing and distance of South 33° 12' 08" West , 118.07 feet;

With said curve to the left, an arc distance of 118.18 feet to a 5/8 inch iron rod found for corner;

South 37° 17' 14" West, a distance of 69.84 feet to a 5/8 inch iron rod found at the beginning of a curve to the left having a central angle of 09° 47' 34", a radius of 434.08 feet, and a chord bearing and distance of South 31° 55' 41" West, 74.10 feet;

With said curve to the left, an arc distance of 74.19 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for the southeast corner of said Dexham Creek Ranch Estates;

THENCE North 62° 11' 05" West, departing the west right-of-way line of said Dexham Road, a distance of 198.93 feet to a 1/2 inch iron rod found for corner located in the southerly line of that tract of land conveyed to the City of Dallas according to the document filed of record in Volume 450, Page 329, Deed Records, Dallas County, Texas;

THENCE along the southerly line of said Dexham Creek Ranch Estates with said City of Dallas tract, the following courses and distances:

North 50° 40' 24" East, a distance of 84.05 feet to a City of Dallas marker found for corner;

North 15° 07' 37" West, a distance of 95.51 feet to 1/2 iron rod found for corner;

South 88° 47' 32" West, a distance of 787.15 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 21° 47' 25" East, a distance of 167.23 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 26° 31' 06" West, a distance of 219.49 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 09° 40' 01" East, a distance of 210.30 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 65° 25' 38" West, a distance of 272.71 feet to a point for corner at the southwest corner of said Dexham Creek Ranch Estates;

THENCE along the westerly line of said Dexham Creek Ranch Estates and continuing with said City of Dallas tract, the following courses and distances:

North 00° 23' 44" East, a distance of 180.00 feet to a point for corner;

North 08° 55' 00" West, a distance of 175.28 feet to a point for corner;

North 00° 22' 10" West, a distance of 475.17 feet to a point for corner;

North 03° 05' 35" West, a distance of 207.70 feet to a point for corner;

North 10° 30' 10" West, a distance of 281.71 feet to a point for corner;

North 00° 20' 33" East, a distance of 202.34 feet to a point for corner;

North 00° 02' 50" East, a distance of 551.34 feet to a point for corner;

North 04° 59' 40" East, a distance of 94.90 feet to a point for corner;

North 81° 05' 34" East, a distance of 109.40 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

North 86° 16' 44" East, a distance of 121.60 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

North 43° 53' 57" East, a distance of 530.65 feet to a 1/2 inch iron rod found for corner;

North 46° 07' 47" West, a distance of 31.47 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner in the south line of the above mentioned MK&T Railroad and being located in a curve to the right having a central angle of 08° 24' 43", a radius of 2814.79 feet, and a chord bearing and distance of North 85° 19' 06" East, 412.89 feet;

With said curve to the right, an arc distance of 413.26 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set in said south line at the northwest corner of that tract of land conveyed to Dallas Area Rapid Transit, also known as D.A.R.T., according to the document filed of record in Document Number 200900077572, Deed Records, Dallas County, Texas, also being a northerly corner of said Dexham Creek Ranch Estates;

THENCE along the north line of said Dexham Creek Ranch Estates being common with the south line of said D.A.R.T. tract, the following courses and distances:

South 44° 02' 56" East, a distance of 22.59 feet a 1/2 inch iron rod found at the beginning of a curve to the right having a central angle of 01° 59' 30", a radius of 2809.93 feet, and a chord bearing and distance of South 88° 06' 43" East, 97.67 feet;

With said curve to the right, an arc distance of 97.67 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set at the beginning of a compound curve to the right having a central angle of 13° 56' 42", a radius of 1473.16 feet, and a chord bearing and distance of South 80° 08' 39" East, 357.66 feet;

With said curve to the right, an arc distance of 358.54 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 60° 51' 24" East, a distance of 418.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner;

South 51° 34' 34" East, a distance of 469.27 feet to a 1/2 inch iron rod with a yellow plastic cap stamped "DAA" set for corner at the east end of said D.A.R.T. tract, and returning to the south line of the above mentioned MK&T Railroad right-of-way;

THENCE South 38° 00' 43" East, with said south line, a distance of 113.21 feet to the **POINT OF BEGINNING** and containing 83.250 acres of land, more or less.

5225 Village Creek Drive
Suite 200
Plano, Texas 75093
972-931-0694
972-931-9538 Fax

Creekside Village
DAA JOB NO. 13053A
05/06/2016

**Residential Planned Development
Creekside Village
For the 83.250 Acre Tract
Rowlett, Texas**

**EXHIBIT C:
Statement of Intent and Purpose**

Approval Criteria

1. Whether the proposed zoning corrects an error or meets the challenge of some changing condition, trend or fact.
The proposed rezoning is a reflection of the reduction in the market demand for large estate lots. These types of lots are expensive to build and expensive to maintain. This is also a reflection of the changing trends towards bigger houses on smaller lots. The proposed rezoning also attempts to move towards the desires of the younger generation that wants access to open space and trails. The current zoning/plat provides no access to Rowlett Creek, whereas the proposed zoning would provide access points to the creek open space and trail.
2. Whether the proposed rezoning is consistent with the comprehensive plan and the purpose of this Code stated in subchapter 77-103, Purpose of this Code.
This property is outside the 13 opportunity areas identified in the Realize Rowlett 2020 Comprehensive Plan. Therefore various Guiding Principles are used to analyze if the proposed rezoning is consistent with the comprehensive plan. The proposed rezoning attempts to add value on the existing development on the east side of Dexham Road. These SF-7 lots would be buffered by a green belt along the west side of Dexham Road between the property line and the Dexham Road right-of-way.

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3. Whether the proposed rezoning will protect or enhance the health, safety, morals or general welfare of the public.
We do not believe that this rezoning will negatively impact the health, safety, morals or general welfare of the public. This proposed rezoning will meet the standards in the Rowlett Development Code including, drainage, traffic and utility requirements.
4. Whether the municipality or service providers will be able to provide sufficient transportation and utility facilities and services to the subject property, while maintaining sufficient levels of service to existing development.
There is sufficient capacity in the transportation system and Rowlett utility service facilities (water, sanitary sewer, stormwater drainage) for this proposed rezoning. A traffic impact analysis will be provide at the time of Preliminary Plat submittal.
5. Whether the proposed rezoning is likely to have significant adverse impacts on the natural environment, including air, water, noise, stormwater management, wildlife and vegetation.
The natural environment is essentially contained with floodway easement to the City of Dallas. This easement area will preserve the natural environment, wildlife and vegetation.
6. Whether the proposed rezoning will have significant adverse impacts on other property in the vicinity of the subject tract.
The proposed rezoning will create a green buffer between the existing development and the new development. This buffer would provide street trees and shrubs to soften the appearance of the screening wall.
7. The suitability of the subject property for the existing zoning classification and proposed zoning classification.
As currently platted, the property makes approximately 60 acres of natural terrain closed off from the public. This proposed rezoning would dedicate this natural area as open space and access would be provided by the public. The existing estate lot subdivision has been in place



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- for over 10 years without any success selling lots and developing homes. The market has shifted to a smaller product.
8. Whether there is determined to be an excessive proliferation of the use or similar uses. This rezoning would only create 59 lots on an 83.250 acre site and over 60 acres would be dedicated as open space. These lots shall be developed in accordance with the SF-7 Single Family Residential District as outlined in the City of Rowlett Development Code as it exists or may be amended, except as indicated per the proposed residential planned development, land use and development regulations.
 9. Whether the proposed rezoning will ensure that future uses on the subject tract will be compatible in scale with uses on other properties in the vicinity of the subject tract. This rezoning will be different from the existing lots to the east of Dexham. However the greenbelt and screening wall will create a buffer between the differing developments.
 10. The supply of land in the economically relevant area that is in the use district to be applied by the rezoning or in similar use districts, in relation to the demand for that land. The proposed rezoning will provide a different product than is currently available in the area, thereby increasing the diversity of housing types.

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Creekside Village
DAA JOB NO. 13053A
04/22/2016

Residential Planned Development
Creekside Village
For the 83.250 Acre Tract
Rowlett, Texas

EXHIBIT D:
Proposed Land Use and Development Regulations

General Standards

1. Development shall take place in general accordance with the attached Zoning Exhibit (Exhibit E).
2. The maximum number of homes in the Creekside Village neighborhood shall be 59.
3. A minimum of 2.0 acres of land not within the floodway shall be used as open space. This open space and the open space contained within the City of Dallas floodway easement shall be accessible to the public in at least 2 points along a dedicated public road other than Dexham Road. These open space areas shall be recognized as meeting all of the City of Rowlett's acreage requirements for public and/or private open space for the Creekside Village neighborhood.
4. Developer shall be responsible for construct a trail along the City of Dallas floodway easement per the City of Rowlett standards currently in pace or as may be amended.
5. All open space not within the City of Dallas floodway easement shall be owned and maintained by a Homeowners Association.
6. Fencing for lots adjacent to the floodplain shall use open fencing along the floodplain.
7. Alleys shall not be required.
8. Street trees will be provided
 - a. Two (2) trees shall be provided per lot per the City of Rowlett Development Code of which the proposed street tree shall count towards the total number of trees per font yard.
9. Palomino Drive shall be a divided entry road at the connection point with Dexham Road.



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10. A tree survey shall be conducted per the City of Rowlett Development Code at the time of platting.
11. Lots 1, 7, and 8, Block A and Lot 34, Block B shall be restricted to a single story residential structure.

Dimensional Standards

Development shall take place in accordance with the SF-7 Single Family Residential District as outlined in the City of Rowlett Development Code as it exists or may be amended, except as indicated below.

- A. Any residential lot that fronts directly onto Dexham Road shall be built to the SF-15 Single Family Residential District and shall have a minimum lot width of 120 feet and a minimum lot depth of 105 feet.
- B. An enclosed porch may encroach past the front build to line, but in no instance shall it be closer than 15' from the front property line.
- C. The minimum side yard on a corner lot adjacent to a street shall be 10'. The minimum exterior side yard on a key lot shall be 20'.
- D. The maximum lot coverage shall be 65%.
- E. The minimum dwelling area shall be 2,000 square feet.
- F. Garage doors may face a public street.
- G. Lots that side or rear to Dexham Road, south of Palomino Drive, shall have a minimum 20' landscape buffer between the property line and the Dexham Road right-of-way that shall consist of a minimum 6-foot wrought iron fence with stone columns, a curvilinear sidewalk, sodded grass, minimum 3" caliper trees, and minimum 3-foot high shrubs.

Neighborhood Standards

Neighborhood buffer yards, entryway treatments and landscaping shall be designed, developed and maintained in accordance with the standards established in the Rowlett Development Code, except as amended here in:

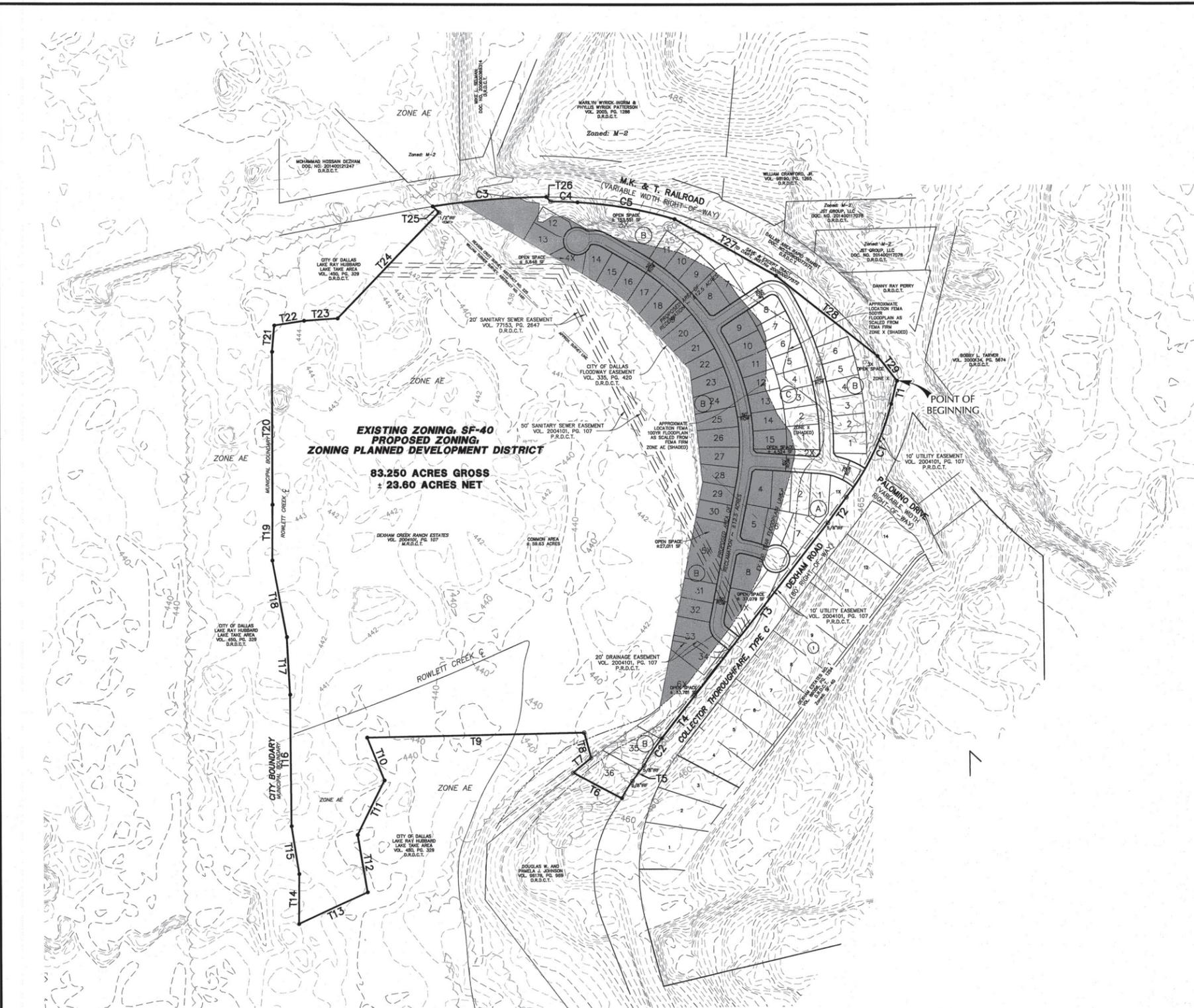
- A. The primary entryway as identified in the City of Rowlett Development Code shall be permitted to have a combined minimum of 7,500 square feet of asymmetrical proportions.



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- B. Proposed size and shape of the primary entry landscaping shall generally conform to the attached Concept Plan in Exhibit E. Exact dimensions and square footages shall be determined at the time of Preliminary Plat.

Homes shall be built in accordance with the Rowlett Form Based Code Article 2.8.4 Architectural Standards.



PROJECT SITE DATA

GENERAL
 CASE NUMBER: PD80-2015
 NAME OF PROJECT: CREEKSIDE VILLAGE
 EXISTING LAND USE: RESIDENTIAL ESTATE DENSITY & FLOODPLAIN
 FUTURE LAND USE DESIGNATION: RESIDENTIAL SUBURBAN DENSITY & FLOODPLAIN
 EXISTING ZONING DISTRICT: SINGLE FAMILY RESIDENTIAL (SF-40)
 PROPOSED ZONING DISTRICT: ZONING PLANNED DEVELOPMENT DISTRICT
 APPLICABLE OVERLAYS: PLANNED DEVELOPMENT
 APPRAISAL DISTRICT: [blank]
 ACCOUNT NUMBER AND COUNTY: 441113500A001000, DALLAS COUNTY

OVERALL SITE:
 COMMON AREA: 60.23 AC± 72.3%
 OPEN SPACE: 6.01 AC± 7.2%
 TOTAL OPEN SPACE: 66.24 AC± 79.5%
 DEVELOPABLE LAND: 17.01 AC± 20.5%
 TOTAL SITE: 83.250 AC± 100%

GROSS ACREAGE: 83.250 AC±
NET ACREAGE: 23.021 AC±
 EXISTING LAND USE: RESIDENTIAL ESTATE DENSITY & FLOODPLAIN
 PROPOSED LAND USE: RESIDENTIAL SUBURBAN DENSITY & FLOODPLAIN

HOUSING:
 TOTAL NUMBER OF HOMES: 59
 GROSS DENSITY: 0.71 LOTS/AC
 NET DENSITY: 2.56 LOTS/AC

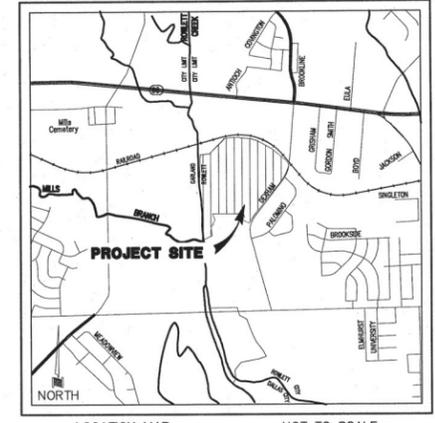
SEE ATTACHED PROPERTY DEVELOPMENT REGULATIONS FOR DIMENSIONAL STANDARDS.

PROPERTY DEVELOPMENT REGULATIONS:
 DEVELOPMENT SHALL TAKE PLACE IN ACCORDANCE WITH THE SF-7 SINGLE FAMILY RESIDENTIAL DISTRICT AS OUTLINED IN THE CITY OF ROWLETT DEVELOPMENT CODE AS IT EXISTS OR MAY BE AMENDED, EXCEPT AS INDICATED BELOW:

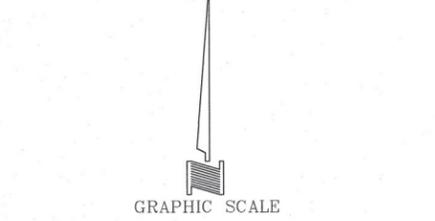
- ANY RESIDENTIAL LOT THAT FRONTS DIRECTLY ONTO DEXHAM ROAD SHALL BE BUILT TO THE SF-15 SINGLE FAMILY RESIDENTIAL DISTRICT.
- AN ENCLOSED PORCH MAY ENCROACH PAST THE FRONT BUILT LINE, BUT IN NO STANCE SHALL IT BE CLOSER THAN 10' FROM THE FRONT PROPERTY LINE.
- THE MINIMUM SIDE YARD ON A CORNER LOT ADJACENT TO A STREET SHALL BE 10'. THE MINIMUM EXTERIOR SIDE YARD ON A KEY LOT SHALL BE 20'.
- THE MAXIMUM LOT COVERAGE SHALL BE 65%.
- THE MINIMUM DWELLING AREA SHALL BE 2,000 SQUARE FEET.
- GARAGE DOORS MAY FACE A PUBLIC STREET.
- LOT THAT SIDE OR REAR TO DEXHAM ROAD SHALL HAVE A MINIMUM 20' LANDSCAPE BUFFER BETWEEN THE PROPERTY LINE AND THE DEXHAM ROAD RIGHT-OF-WAY.

LEGEND

- VE = VISIBILITY EASEMENT
- DE = DRAINAGE EASEMENT
- UE = UTILITY EASEMENT
- WE = WATER EASEMENT
- H.O.A. = HOME OWNERS ASSOCIATION
- BL = BUILDING LINE
- D.R.D.C.T. = DEED RECORDS, DENTON COUNTY, TEXAS
- M.R.D.C.T. = MAP RECORDS, DENTON COUNTY, TEXAS
- IRF = IRON ROD FOUND
- <CM> = CONTROLLING MONUMENT
- [Shaded Area] = PROPOSED AREA OF RECLAMATION



LOCATION MAP NOT TO SCALE



GRAPHIC SCALE (IN FEET) 1 inch = 200 ft.

LOT CURVE TABLE

CURVE	DELTA	RADIUS	TANGENT	LENGTH	CHORD
C1	23°40'00"	911.10'	190.89'	376.34'	S25°55'21"W 373.67'
C2	8°35'30"	788.12'	59.20'	118.18'	S33°12'06"W 118.07'
C3	8°24'43"	2814.79'	207.00'	413.26'	N85°19'06"E 412.89'
C4	1°59'30"	2809.93'	48.84'	97.67'	S88°06'43"E 97.67'
C5	13°56'42"	1473.16'	180.16'	358.54'	S80°08'39"E 357.86'

LOT LINE TABLE

LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
T1	S14°05'21"W	86.12'	T16	N0°22'10"W	475.17'
T2	S35°57'45"W	114.99'	T17	N3°05'36"W	207.70'
T3	S37°45'28"W	789.11'	T18	N10°30'10"W	281.71'
T4	S38°03'35"W	195.51'	T19	N0°20'33"E	202.34'
T5	S37°17'14"W	69.84'	T20	N0°02'50"E	551.34'
T6	N62°11'05"W	198.93'	T21	N4°59'40"E	94.90'
T7	N50°40'24"E	84.05'	T22	N81°05'34"E	109.40'
T8	N15°07'37"W	95.51'	T23	N86°16'44"E	121.60'
T9	S88°47'32"W	787.15'	T24	N43°53'57"E	530.65'
T10	S21°47'25"E	167.23'	T25	N46°07'47"W	31.47'
T11	S26°31'06"W	219.49'	T26	S44°02'56"E	22.59'
T12	S9°40'01"E	210.30'	T27	S60°51'24"E	418.43'
T13	S85°25'38"W	272.71'	T28	S51°34'34"E	469.27'
T14	N0°23'44"E	180.00'	T29	S38°00'43"E	113.21'
T15	N8°55'00"W	175.28'			

83.250 GROSS ACRES
 ±23.021 NET ACRES

**CREEKSIDE VILLAGE
 EXHIBIT E - ZONING CONCEPT PLAN**

AN ADDITION TO THE CITY OF ROWLETT
 REASON CRIST SURVEY ~ ABSTRACT NO. 225
 WILLIAM TURNER SURVEY ~ ABSTRACT NO. 1481
 CITY OF ROWLETT, DALLAS COUNTY, TEXAS
 DECEMBER 2015 SCALE: 1"=200'

OWNER/APPLICANT:
CRESSWELL ENTERPRISES, INC.
 17409 CLUB HILL COURT
 DALLAS, TX 75248
 PHONE: 214-533-7233

AGENT/REPRESENTATIVE:
 PLANNER/ENGINEER/SURVEYOR
DOWDEY, ANDERSON & ASSOCIATES, INC.
 5225 Village Creek Drive, Suite 200 Plano, Texas 75093 972-931-0694
 STATE REGISTRATION NUMBER: F-399
 SURVEY FIRM REGISTRATION NUMBER: 10077800

- NOTES:**
- THE DEVELOPMENT OF THE SITE SHALL BE IN ACCORDANCE WITH THE CITY OF ROWLETT DEVELOPMENT STANDARDS.
 - DEVIATIONS FROM CURRENT DEVELOPMENT STANDARDS/REGULATIONS NOT SPECIFICALLY ADDRESSED/LISTED FOR APPROVAL AS PART OF THE PROPOSED PLANNED DEVELOPMENT REGULATIONS MAY REQUIRE A HEARING/APPROVAL BY THE BOARD OF ADJUSTMENTS (BOA).
 - ALL CURRENT DEVELOPMENT REQUIREMENTS OF THE CITY AS AMENDED SHALL BE MET UNLESS APPROVED OTHERWISE WITHIN THESE PLANNED DEVELOPMENT ZONING DISTRICT DEVELOPMENT REGULATIONS.
 - THE DEVELOPMENT TYPE BOUNDARIES SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATIVE PURPOSES ONLY AND SHALL NOT SET THE BOUNDARY. THE BOUNDARY SHALL BE DETERMINED AT THE TIME OF FINAL PLAT.
 - ANY THROUGHFARE ALIGNMENT(S) SHOWN ON THIS EXHIBIT ARE FOR ILLUSTRATIVE PURPOSES ONLY AND SHALL NOT SET THE ALIGNMENT. THE ALIGNMENT SHALL BE DETERMINED AT THE TIME OF FINAL PLAT.
 - THIS ZONING CONCEPT PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND IS SUBJECT TO CHANGE. THIS ZONING CONCEPT PLAN, ALONG WITH DEVELOPMENT REGULATIONS, ARE INTENDED TO DESCRIBE THE INTENT OF THE PROPOSED PLANNED DEVELOPMENT. ANY LAYOUT AMENDMENTS TO THIS ZONING CONCEPT PLAN, AS DETERMINED AT THE TIME OF FLOOD STUDY SHALL BE REVIEWED AND APPROVED ADMINISTRATIVELY BY THE DIRECTOR OF PLANNING.

- NO CONSTRUCTION, WITHOUT AN APPROVED CITY OF ROWLETT FLOODPLAIN DEVELOPMENT PERMIT SHALL BE ALLOWED WITHIN AN IDENTIFIED 'FIRM' SFHA AREA. WHERE CONSTRUCTION IS PERMITTED, ALL FINISHED FLOOR ELEVATIONS SHALL BE A MINIMUM OF TWO FEET (2') ABOVE THE 100-YEAR FLOOD ELEVATION.
- CITY OF DALLAS FLOODPLAIN TO BE DEDICATED AS PUBLIC OPEN SPACE WITH AT LEAST TWO (2) POINTS OF ACCESS FROM PUBLIC STREETS; TRAILS BY DEVELOPER.
- A MINIMUM TWENTY-FOOT (20') LANDSCAPE BUFFER WITH A SIX-FOOT (6') OPEN IRON SCREENING FENCE ADJACENT TO DEXHAM ROAD SHALL BE PROVIDED FOR LOTS LESS THAN SF-15 STANDARDS.
- LOTS FRONTING ONTO DEXHAM SHALL BE A MINIMUM SF-15.
- LOTS BACKING OR SIDING TO FLOODPLAIN SHALL HAVE OPEN FENCING.
- ALLEYS SHALL NOT BE REQUIRED WITHIN THE SUBJECT PROPERTY.

LEGAL DESCRIPTION:

BEING a tract of land situated in the REASON CRIST SURVEY, ABSTRACT NO. 225, Dallas County, Texas and the WILLIAM TURNER SURVEY, ABSTRACT NO. 1481, Dallas County, Texas, being all of Lots 1 thru 9, Block A, Dexham Creek Ranch Estates, an addition to the City of Rowlett, Texas according to the Plat filed of record in Volume 2004101, Page 107, Map Records, Dallas County, Texas and being more particularly described as follows:

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With said curve to the left, an arc distance of 74.19 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for the southeast corner of said Dexham Creek Ranch Estates;

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THENCE along the southerly line of said Dexham Creek Ranch Estates with said City of Dallas tract, the following courses and distances:

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North 15° 07' 37" West, a distance of 95.51 feet to 1/2 iron rod found for corner;

South 88° 47' 32" West, a distance of 787.15 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

South 21° 47' 25" East, a distance of 167.23 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

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North 00° 23' 44" East, a distance of 180.00 feet to a point for corner;

North 08° 55' 00" West, a distance of 175.28 feet to a point for corner;

North 00° 22' 10" West, a distance of 475.17 feet to a point for corner;

North 03° 05' 35" West, a distance of 207.70 feet to a point for corner;

North 10° 30' 10" West, a distance of 281.71 feet to a point for corner;

North 00° 20' 33" East, a distance of 202.34 feet to a point for corner;

North 00° 02' 50" East, a distance of 551.34 feet to a point for corner;

North 04° 59' 40" East, a distance of 94.90 feet to a point for corner;

North 81° 05' 34" East, a distance of 109.40 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

North 86° 16' 44" East, a distance of 121.60 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

North 43° 53' 57" East, a distance of 530.65 feet to a 1/2 inch iron rod found for corner;

North 46° 07' 47" West, a distance of 31.47 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner in the south line of the above mentioned MK&T Railroad and being located in a curve to the right having a central angle of 08° 24' 43", a radius of 2814.79 feet, and a chord bearing and distance of North 85° 19' 06" East, 412.89 feet;

With said curve to the right, an arc distance of 413.26 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set in said south line at the northwest corner of that tract of land conveyed to Dallas Area Rapid Transit, also known as D.A.R.T., according to the document filed of record in Document Number 200900077572, Deed Records, Dallas County, Texas, also being a northerly corner of said Dexham Creek Ranch Estates;

THENCE along the north line of said Dexham Creek Ranch Estates being common with the south line of said D.A.R.T. tract, the following courses and distances:

South 44° 02' 56" East, a distance of 22.59 feet a 1/2 inch iron rod found at the beginning of a curve to the right having a central angle of 01° 59' 30", a radius of 2809.93 feet, and a chord bearing and distance of South 88° 06' 43" East, 97.67 feet;

With said curve to the right, an arc distance of 97.67 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set at the beginning of a compound curve to the right having a central angle of 13° 56' 42", a radius of 1473.16 feet, and a chord bearing and distance of South 80° 08' 39" East, 357.66 feet;

With said curve to the right, an arc distance of 358.54 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

South 60° 51' 24" East, a distance of 418.43 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner;

South 51° 34' 34" East, a distance of 469.27 feet to a 1/2 inch iron rod with a yellow plastic cap stamped 'DAA' set for corner at the east end of said D.A.R.T. tract, and returning to the south line of the above mentioned MK&T Railroad right-of-way;

THENCE South 38° 00' 43" East, with said south line, a distance of 113.21 feet to the POINT OF BEGINNING and containing 83.250 acres of land, more or less.

83.250 GROSS ACRES
±23.021 NET ACRES

CREEKSIDE VILLAGE
EXHIBIT E – ZONING CONCEPT PLAN

AN ADDITION TO THE CITY OF ROWLETT
REASON CRIST SURVEY ~ ABSTRACT NO. 225
WILLIAM TURNER SURVEY ~ ABSTRACT NO. 1481
DALLAS COUNTY, TEXAS

DECEMBER 2015 SCALE: 1"=200'

OWNER/APPLICANT:
CRESSWELL ENTERPRISES, INC.
17409 CLUB HILL COURT
DALLAS, TX 75248
PHONE: 214-533-7233



AGENT/REPRESENTATIVE:
PLANNER/ENGINEER/SURVEYOR
DOWDEY, ANDERSON & ASSOCIATES, INC.
5225 Village Creek Drive, Suite 200 Plano, Texas 75093 972-931-0694
STATE REGISTRATION NUMBER: F-399
SURVEY FIRM REGISTRATION NUMBER: 10077800

REVISED:

5225 Village Creek Drive
Suite 200
Plano, Texas 75093
972-931-0694
972-931-9538 Fax

Creekside Village
DAA JOB NO. 13053A
12/07/2015

Residential Planned Development
Creekside Village
For the 83.250 Acre Tract
Rowlett, Texas

EXHIBIT F:
Development Schedule

Barring any unforeseen changes in the current market or economic conditions it is currently anticipated that preparation of the final engineering developments of Creekside Village will begin upon approval and adoption of these Proposed Zoning Planned Development, Zoning District Development Regulations. The initial phase of residential development would be completed within approximately fifteen to eighteen months following ordinance adoption. The following phases of construction will be largely dependent upon market demand however, it is currently anticipated that residential phases will be completed at approximate twelve month intervals. Under this scenario the development could be completed within twelve to fifteen months following the subsequent approval of the final engineering documents.

There are numerous factors that may have additional impacts upon the development schedule that are beyond the control of the developer. Among these are housing market conditions, economic and financial conditions, construction materials and labor availability, acts of nature and other similar conditions.



City of Rowlett
Staff Report

4000 Main Street
P.O. Box 99
Rowlett, TX 75030-0099
www.rowlett.com

AGENDA DATE: 05/17/16

AGENDA ITEM: 9A

TITLE

Recognition of service, presentation and personal remarks from City Councilmembers Place Three – Carl Pankratz and Place 6 – Michael Gallops.

STAFF REPRESENTATIVE

Laura Hallmark, City Secretary

POLICY EXPLANATION

Councilmember Pankratz and Mayor Pro Tem Gallops will be recognized for their service to the community.



City of Rowlett
Staff Report

4000 Main Street
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Rowlett, TX 75080-0099
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AGENDA DATE: 05/17/16

AGENDA ITEM: 9B

TITLE

Administration of Oaths of Office for the Mayor, Councilmembers Place 2, Place 3, Place 4 and Place 6.

STAFF REPRESENTATIVE

Laura Hallmark, City Secretary

BACKGROUND / HISTORY

On Tuesday, May 17, 2016, the May 7, 2016 Election votes for the Mayor, Councilmembers Places Two, Three Four and Six were officially canvassed. Each Councilmember has submitted a Statement of Appointed or Elected Official to the Office of the City Secretary, which is required before taking their Oath of Office.

POLICY EXPLANATION

Each elected official will be administered their Oath of Office.



City of Rowlett
Staff Report

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AGENDA DATE: 05/17/16

AGENDA ITEM: 9C

TITLE

Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

STAFF REPRESENTATIVE

Brian Funderburk, City Manager