



## BOARD OF ADJUSTMENT MINUTES

*Our Vision: A well-planned lakeside community of quality neighborhoods, distinctive amenities, diverse employment, and cultural charm. Rowlett: THE place to live, work and play.*

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Wednesday, February 5, 2020

7:00 P.M.

Municipal Building

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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:** Chair Chris Kizziar, Vice-Chair Kent Manton, Members Louis Frisbie, Ken Romaine,

**ABSENT:** Member Tony Schmitz, Alternate Frixmon Michael

**STAFF PRESENT:** Assistant Director of Community Development Daniel Acevedo, Land Use Administrator Tara Bradley, Planner I Connor Roberts, Community Development Coordinator Susan Nix.

**1. CALL TO ORDER**

Chair Chris Kizziar called the meeting to order at 7:00 p.m.

**2. CITIZENS' INPUT**

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

There were no speakers.

**3. Consider approval of the minutes of the Board of Adjustment Meeting on November 20, 2019.**

Kent Manton made a motion to approve the minutes. Ken Romaine seconded the motion. The motion passed 4-0.

**4. ACTION ITEMS**

- 4A. Conduct a public hearing and take action on a request by Steve Goldberg, Cogent Realty Advisors, LLC., for variances to Section 77-401 and 77-402 of the Rowlett Development Code to reduce the minimum lot depth, the minimum rear setback and the minimum railroad buffer setback on property zoned Planned Development (PD) District for Single Family Residential Use. The 0.70-acre site is located east of College Park Drive and south of the Dart Line and situated approximately 187 feet west of the intersection of Chiesa Road and Stanford Street in the City of Rowlett, Dallas County, Texas.

Land Use Administrator, Tara Bradley came forward and presented information for this item. She stated that staff is recommending approval for the variances.

The public hearing was opened and closed with no speakers.

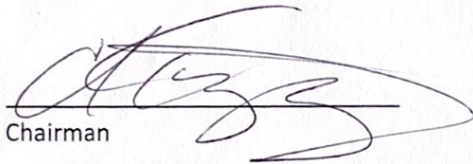
There were questions from the Board regarding the current setback requirements as opposed to historical requirements. Director of Community Development, Daniel Acevedo explained the buffer requirements in relation to the railroad.

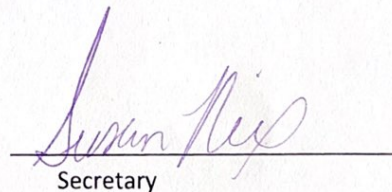
Steve Goldberg, Applicant, came forward and provided additional information regarding the variance requests.

Louis Frisbie made a motion to approve the item. Vice-Chair Kent Manton seconded the motion. The motion passed 4-0.

5. **ADJOURNMENT**

Chair Chris Kizziar adjourned the Meeting at 7:22 p.m.

  
Chairman

  
Secretary