



AGENDA

ROCKWALL CITY COUNCIL MEETING

Monday, December 1, 2025 - 5:00 PM

City Hall Council Chambers - 385 S. Goliad St., Rockwall, TX 75087

I. Call Public Meeting to Order

II. Executive Session

The City of Rockwall City Council will recess into executive session to discuss the following matter as authorized by chapter 551 of the Texas government code:

1. Discussion regarding (re)appointments to city regulatory boards and commissions, including applicant interviews for the Rockwall Economic Development Corp. (REDC) Board, pursuant to §551.074 (Personnel Matters)
2. Discussion regarding a boundary agreement on land owned by the City of Rockwall in the vicinity of SH-66, pursuant to Section §551.072 (Real Property) and Section §551.071 (Consultation with Attorney)

III. Adjourn Executive Session

IV. Reconvene Public Meeting (6:00 P.M.)

V. Invocation and Pledge of Allegiance - Rockwall PD Chaplain Steven Bocek (of Crossroads Church)

VI. Open Forum

This is a time for anyone to address the Council and public on any topic not already listed on the agenda or set for a public hearing. To speak during this time, please turn in a (yellow) "Request to Address City Council" form to the City Secretary either before the meeting or as you approach the podium. Per Council policy, public comments should be limited to three (3) minutes out of respect for others' time. On topics raised during Open Forum, please know Council is not permitted to respond to your comments during the meeting since the topic has not been specifically listed on the agenda (the Texas Open Meetings Act requires that topics of discussion/deliberation be posted on an agenda not less than 3 business days in advance of the Council meeting). This, in part, is so that other citizens who may have the same concern may also be involved in the discussion.

VII. Take Any Action as a Result of Executive Session

VIII. Consent Agenda

These agenda items are routine/administrative in nature, have previously been discussed at a prior City Council meeting, and/or they do not warrant Council deliberation. If you would like to discuss one of these items, please do so during "Open Forum."

1. Consider approval of the minutes from the Nov. 17, 2025 city council meeting, and take any action necessary.

2. **Z2025-066** - Consider a request by Alyson DiBlasi of Discovery Lakes, LLC and Discovery Lakes, Phase 1, LLC for the approval of an **ordinance** for a Zoning Change amending Planned Development District 78 (PD-78) [*Ordinance No. 20-27*] to change the *Garage Orientation* requirements for a 316.315-acre tract of land identified as: [1] Tract 1 of the M. E. Hawkins Survey, Abstract No. 100, [2] Tract 2 of the R. K. Brisco Survey, Abstract No. 16, and [3] Lots 1-9, Block A; Lots 1-5, Block B; Lots 1-11, Block C; Lots 1-10, Block D; and Lot 1, Block E, Discovery Lakes, Phase 1, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 78 (PD-78) for Single-Family 10 (SF-10) District land uses, situated within the SH-276 Overlay (SH-276 OV) District, generally located at the northeast corner of SH-276 and Rochell Road, and take any action necessary **(2nd Reading)**.
3. **Z2025-067** - Consider a request by Lisa Brooks and Renee Holland of Makeway, LLC for the approval of an **ordinance** for a Specific Use Permit (SUP) for a *Daycare Facility Exceeding the Maximum Building Size* in a Neighborhood Services (NS) District on a 2.751-acre tract of land identified as Tract 1-04 of the S. R. Barnes Survey, Abstract No. 13, City of Rockwall, Rockwall County, Texas, zoned Neighborhood Services (NS) District, situated within the SH-205 By-Pass Overlay (SH-205 BY-OV) District, located at the southeast corner of the intersection of John King Boulevard and Quail Run Road, and take any action necessary **(2nd Reading)**.
4. **Z2025-068** - Consider a request by Randy Lee Aragon on behalf of Kevin Lefere for the approval of an **ordinance** for a Specific Use Permit (SUP) to allow a *Recording Studio* on a 0.92-acre parcel of land identified as a portion of Lots 2 & 3, Block S, Rockwall OT Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, addressed as 206 E. Washington Street, and take any action necessary **(2nd Reading)**.
5. **Z2025-071** - Consider a request by Michael Lewis for the approval of an **ordinance** for a Specific Use Permit (SUP) for *Residential Infill Adjacent to an Established Subdivision* and a *Guest Quarters/Secondary Living Unit* for the purpose of constructing a single-family home on a 5.05-acre parcel of land identified as a Lot 2, Block 1, Lofland Lake Estates Addition, City of Rockwall, Rockwall County, Texas, zoned Single Family Estate 4.0 (SFE-4.0) District, addressed as 2592 FM-549, and take any action necessary **(2nd Reading)**.
6. Consider authorizing the City Manager to execute an interlocal agreement with Rockwall County related to jail services and the housing of inmates, and take any action necessary.

IX. Action Items

If your comments are regarding an agenda item below, you are asked to speak during Open Forum.

1. Discuss and consider a request from Nicholas Grinnan of Ridge Pointe Commercial Real Estate representing the property owner of 401 W. Rusk for an approval of a sign plan and take any action necessary.
2. Discuss and consider information provided by Rick Bernas of Republic Services regarding implementation of changes to solid waste collection (garbage) services throughout the city, effective January 1, 2026, and take any action necessary.
3. Discuss and consider approval of a resolution fixing the collection rate(s) to be charged for garbage collection services furnished by the city, and take any action necessary.

4. Discuss and consider approval of a resolution fixing the collection rate(s) to be charged for water and wastewater services furnished by the City, and take any action necessary.
5. Discuss providing direction to the City Attorney on possible charter amendments to include in City Charter Amendment Election for May 2, 2026, and take any action necessary.

X. City Manager's Report, Departmental Reports and Related Discussions Pertaining To Current City Activities, Upcoming Meetings, Future Legislative Activities, and Other Related Matters.

1. Building Inspections Department Monthly Report
2. Fire Department Monthly Report
3. Parks & Recreation Department Monthly Report
4. Roadway Projects Update
5. Police Department Monthly Report
6. Sales Tax Historical Comparison
7. Water Consumption Historical Statistics

XI. Adjournment

This facility is wheelchair accessible and accessible parking spaces are available. Request for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (972) 771-7700 or FAX (972) 771-7727 for further information.

The City of Rockwall City Council reserves the right to adjourn into executive session at any time to discuss any of the matters listed on the agenda above, as authorized by Texas Government Code ¶ 551.071 (Consultation with Attorney) ¶ 551.072 (Deliberations about Real Property) ¶ 551.074 (Personnel Matters) and ¶ 551.087 (Economic Development)

I, Kristy Teague, City Secretary for the City of Rockwall, Texas, do hereby certify that this Agenda was posted at City Hall, in a place readily accessible to the general public at all times, on the 21st day of Nov., 2025 at 4:40 PM and remained so posted for at least three business days before the scheduled time of said meeting.

Kristy Teague, City Secretary
or Margaret Delaney, Asst. to the City Sect.

Date Removed