



ROCKWALL CITY COUNCIL MEETING

Monday, August 4, 2025 - 5:00 PM

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

I. Call Public Meeting to Order

Mayor McCallum called the meeting to order at 6:00 p.m. Present were Mayor Tim McCallum, Mayor Pro Tem Mark Moeller, and Councilmembers Sedric Thomas, Melba Jeffus, Anna Campbell, Dennis Lewis and Richard Henson. Also present were City Manager Mary Smith, Assistant City Manager Joey Boyd, Administrative Services Director David Sweet, and City Attorney Frank Garza. Mayor McCallum read the below-listed discussion items into the record before recessing the public meeting to go into Executive Session at 5:01 p.m.

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 City Manager *Agreement for Professional Services & Employment*, pursuant to Section 551.074 (Personnel Matters).
2. Discussion regarding (re)appointments to city regulatory boards and commissions, including possible interviews, pursuant to §551.074 (Personnel Matters)
3. Discussion regarding possible sale/purchase/lease of real property in the vicinity of Harry Myers Park, pursuant to Section §551.072 (Real Property) and Section §551.071 (Consultation with Attorney)

III. Adjourn Executive Session

Council adjourned from its first (pre-meeting) Executive Session at 5:55 p.m. Council subsequently went back into Executive Session at 6:29 p.m. after addressing the public meeting agenda and then came out of Executive Session thereafter at 6:53 p.m. (see end of minutes for action taken out of post-meeting Executive Session).

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

Mayor McCallum called the public meeting back to order at 6:00 p.m.

V. Invocation and Pledge of Allegiance - Councilmember Lewis

Mayor McCallum took a moment to recognize the recent passing away of Rockwall resident, Marlyn Roberts, extending condolences to his family. Councilmember Lewis then delivered the invocation and led the Pledge of Allegiance.

VI. Open Forum

Mayor McCallum explained how Open Forum is conducted, asking if anyone would like to speak at this time. There being no one indicating such, he closed Open Forum.

VII. Take Any Action as a Result of Executive Session

Mayor Pro Tem Moeller moved to authorize the Mayor and City Attorney to negotiate and execute an amendment to the City Manager's agreement in response to new state legislation, as discussed in Executive Session. Councilmember Thomas seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Mayor Pro Tem Moeller moved to authorize the City Manager to negotiate and finalize the purchase of land located at 1010 Squabble Creek Lane, authorizing the City Attorney to finalize all necessary documents to complete the transaction, and authorizing the City Manager to execute all necessary agreements on behalf of the City. Councilmember Lewis seconded the motion, which passed by a vote of 7 ayes to 0 nays.

VIII. Consent Agenda

1. Consider approval of the minutes from the July 21, 2025 City Council meeting, and take any action necessary.
2. Consider approval of the minutes from the July 24, 2025 City Council and Planning & Zoning Commission joint special work session meeting, and take any action necessary.
3. Consider approval of an **ordinance** amending the Code of Ordinances in Chapter 36, Article IV., Division 2., Section 36-77 to modify the composition of the art review team (ART) commission from seven regular members down to five, and take any action necessary. **(2nd Reading)**
4. **Z2025-031** - Consider a request by Tom and Patti Muggeo for the approval of an **ordinance** for a Specific Use Permit (SUP) for an *Accessory Building* that exceeds the maximum size for a one (1) acre parcel of land identified as Lot 5, Block A, Saddlebrook Estates #2 Addition, City of Rockwall, Rockwall County, Texas, zoned Single-Family 16 (SF-16) District, addressed as 2317 Saddlebrook Lane, and take any action necessary **(2nd Reading)**.
5. **Z2025-032** - Consider a request by the City of Rockwall for the approval of an **ordinance** for a Zoning Change amending Planned Development District 11 (PD-11) [*Ordinance No.'s 73-52, 80-13, 93-11, 94.28, 01-08 & 04-37*] for the purpose of consolidating the regulating ordinances for a 118.53-acre tract of land situated within the A. Hanna Survey, Abstract No. 98 and the N. Butler Survey, Abstract No. 21, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 11 (PD-11), generally located west of N. Lakeshore Drive, north of North Hills Drive, south of Shores Boulevard, and take any action necessary **(2nd Reading)**.
6. **Z2025-034** - Consider a request by Himmat Chauhan of Homestay Rentals, LP for the approval of an **ordinance** for a Specific Use Permit (SUP) for a *Non-Owner Occupied Short-Term Rental* on a 0.2250-acre tract of land identified as a portion of Lot 609 and all of Lot 610, Rockwall Lake Estates #1 Addition, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 75 (PD-75) for Single-Family 7 (SF-7) District land uses, addressed as 3985 Horizon Road, and take any action necessary **(2nd Reading)**.

7. **Z2025-035** - Consider a request by Gunnar Ledermann on behalf of Divine Peace Evangelical Lutheran Church for the approval of an **ordinance** for a Specific Use Permit (SUP) for a Daycare Facility on a 0.344-acre parcel of land identified as Lots 1, 2, 3 & 4, Block T, and Lots 1, 2 & 3, Block W, Rockwall OT Addition, City of Rockwall, Rockwall County, Texas, zoned Downtown (DT) District, addressed as 305 S. Fannin Street, and take any action necessary **(2nd Reading)**.
8. **Z2025-036** - Consider a request by Javier Silva of JMS Custom Homes, LLC for the approval of an **ordinance** for a Specific Use Permit (SUP) for Residential Infill in an Established Subdivision for the purpose of constructing a single-family home on a ~0.115-acre tract of land identified as a portion of Lot W, Block J, Sanger Addition, City of Rockwall, Rockwall County, Texas, zoned Single-Family 7 (SF-7) District, situated within the Southside Residential Neighborhood Overlay (SRO) District, addressed as 803 Sam Houston Street, and take any action necessary **(2nd Reading)**.
9. **Z2025-037** - Consider a request by Javier Silva of JMS Custom Homes, LLC for the approval of an **ordinance** for a Specific Use Permit (SUP) for Residential Infill in an Established Subdivision for the purpose of constructing a single-family home on a ~0.115-acre tract of land identified as a portion of Lot W, Block J, Sanger Addition, City of Rockwall, Rockwall County, Texas, zoned Single-Family 7 (SF-7) District, situated within the Southside Residential Neighborhood Overlay (SRO) District, addressed as 805 Sam Houston Street, and take any action necessary **(2nd Reading)**.
10. **Z2025-038** - Consider a request by Jerret R. Smith for the approval of an **ordinance** for a Specific Use Permit (SUP) for Residential Infill in an Established Subdivision on a 0.1960-acre parcel of land identified as Lot 2, Block A, Highridge Addition, City of Rockwall, Rockwall County, Texas, zoned Single-Family 10 (SF-10) District, addressed as 704 S. Alamo Road, and take any action necessary **(2nd Reading)**.
11. **Z2025-041** - Consider a request by Paul Arce on behalf of Shirley Soto for the approval of an **ordinance** for a Specific Use Permit (SUP) for a *Guest Quarters/Secondary Living Unit* on a 0.2480-acre parcel of land identified as Lot 1, Block B, Rockwall Lake Estates East Addition, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 75 (PD-75) for Single-Family 7 (SF-7) District land uses, addressed as 340 Evans Road, and take any action necessary **(2nd Reading)**.
12. **Z2025-042** - Consider a request by Tyler Adams of Greenlight Studio on behalf of Bill Bricker of Rockwall Property Corporation the approval of an **ordinance** for a Specific Use Permit (SUP) for *Outdoor Commercial Amusement/Recreation* in conjunction with a proposed *Restaurant with Drive-Through or Drive-In* on a 2.50-acre portion of a larger 4.50-acre parcel of land identified as Lot 1, Block A, Boardwalk Development Addition, City of Rockwall, Rockwall County, Texas, situated within the SH-205 By-Pass Overlay (SH-205 BY-OV) District, zoned Planned Development District 71 (PD-71) for limited Commercial (C) District land uses, generally located at the northwest corner of the intersection of Park Hills Boulevard and John King Boulevard, and take any action necessary **(2nd Reading)**.
13. **P2025-022** - Consider a request by Todd Martin, PE of Kimley-Horn on behalf of Tracy Tuttle of Lakepointe Church for the approval of a Replat for Lot 4, Block A, Lake Pointe Baptist Church Addition being a 34.4904-acre parcel of land identified as Lot 3, Block A, Lake Pointe Baptist Church Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District,

situated within the IH-30 Overlay (IH-30 OV) District, addressed as 701 E. IH-30, and take any action necessary.

14. **P2025-024** - Consider a request by Ryan Snitzer of WAS Holdings, LLC for the approval of a *Replat* for Lot 4, Block A, Boardwalk Development Addition being a 1.50-acre parcel of land identified as Lot 2, Block A, Boardwalk Development Addition, City of Rockwall, Rockwall County, Texas, zoned Planned Development District 71 (PD-71) for Commercial (C) District land uses, situated within the SH-205 By-Pass Overlay (SH-205 BY-OV) District, addressed as 100 S, John King Boulevard, and take any action necessary.
15. Consider authorizing the City Manager to execute an Interlocal Agreement with North Central Texas Emergency Communications District (NCT9-1-1) for installation of telecommunications equipment on city-owned facilities, and take any action necessary.

Mayor McCallum indicated that Consent Agenda item #11 (Z2025-041) was inadvertently placed on tonight's Consent Agenda for second reading; however, it was actually denied at the last Council meeting, so no action should be taken tonight on that particular agenda item. Mayor McCallum then moved to approve the entire Consent Agenda, minus item #11 (so, numbers 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 12, 13, 14 and 15). Councilmember Thomas seconded the motion. The ordinance captions were read as follows:

CITY OF ROCKWALL

ORDINANCE NO. 25-40

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE MUNICIPAL CODE ORDINANCES OF THE CITY OF ROCKWALL IN CHAPTER 36 STREETS, SIDEWALKS AND PUBLIC PLACES; ARTICLE IV, DIVISION 2. ART REVIEW TEAM (ART) COMMISSION TO AMEND ITS COMPOSITION FROM SEVEN (7) MEMBERS TO FIVE (5) MEMBERS; PROVIDING THAT THE MEETING AT WHICH THIS ORDINANCE WAS PASSED WAS OPEN TO THE PUBLIC; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL

ORDINANCE NO. 25-42

SPECIFIC USE PERMIT NO. S-369

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE (UDC) [ORDINANCE NO. 20-02] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) FOR AN *ACCESSORY BUILDING* ON A ONE (1) ACRE PARCEL OF LAND IDENTIFIED AS LOT 5, BLOCK A, SADDLEBROOK ESTATES #2 ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AND MORE SPECIFICALLY DESCRIBED AND DEPICTED IN *EXHIBIT 'A'* OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL

ORDINANCE NO. 25-43

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING PLANNED DEVELOPMENT DISTRICT 11 (PD-11) AND THE UNIFIED DEVELOPMENT CODE [*ORDINANCE NO. 20-02*] OF THE CITY OF ROCKWALL, AS HERETOFORE AMENDED, SO AS TO CONSOLIDATE THE REGULATING ORDINANCES OF THE PLANNED DEVELOPMENT DISTRICT, BEING A 118.53-ACRE TRACT OF LAND SITUATED WITHIN THE A. HANNA SURVEY, ABSTRACT NO. 98, AND THE N. BUTLER SURVEY, ABSTRACT NO. 21, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS AND MORE FULLY DESCRIBED HEREIN BY *EXHIBIT 'A'* AND DEPICTED HEREIN BY *EXHIBIT 'B'*; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL

ORDINANCE NO. 25-44

SPECIFIC USE PERMIT NO. S-370

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING PLANNED DEVELOPMENT DISTRICT 75 (PD-75) [*ORDINANCE NO. 16-01*] AND THE UNIFIED DEVELOPMENT CODE (UDC) [*ORDINANCE NO. 20-02*] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) TO ALLOW A NON-OWNER-OCCUPIED SHORT-TERM RENTAL ON A 0.2250-ACRE PARCEL OF LAND IDENTIFIED AS A PORTION OF LOT 609, AND ALL OF 610, ROCKWALL LAKE ESTATES #1 ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; AND MORE SPECIFICALLY DEPICTED AND DESCRIBED IN EXHIBIT 'A' OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL

ORDINANCE NO. 25-46

SPECIFIC USE PERMIT NO. S-372

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE (UDC) [*ORDINANCE NO. 20-02*] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) FOR *RESIDENTIAL INFILL IN AN ESTABLISHED SUBDIVISION* TO ALLOW FOR THE CONSTRUCTION OF A SINGLE-FAMILY HOME ON A ~0.115-ACRE PARCEL OF LAND, IDENTIFIED AS LOT W, BLOCK J, SANGER ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; AND MORE SPECIFICALLY DESCRIBED AND DEPICTED IN *EXHIBIT 'A'* OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A

REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL
ORDINANCE NO. 25-48
SPECIFIC USE PERMIT NO. S-374

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE (UDC) [ORDINANCE NO. 20-02] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) FOR *RESIDENTIAL INFILL IN AN ESTABLISHED SUBDIVISION* TO ALLOW FOR THE CONSTRUCTION OF A SINGLE-FAMILY HOME ON A 0.1960-ACRE PARCEL OF LAND, IDENTIFIED AS LOT 2, BLOCK A, HIGHRIDGE ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; AND MORE SPECIFICALLY DESCRIBED AND DEPICTED IN *EXHIBIT 'A'* OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL
ORDINANCE NO. 25-50
SPECIFIC USE PERMIT NO. S-376

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING PLANNED DEVELOPMENT DISTRICT 71 (PD-71) [ORDINANCE NO. 07-19] AND THE UNIFIED DEVELOPMENT CODE (UDC) [ORDINANCE NO. 20-02] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) TO ALLOW AN *OUTDOOR COMMERCIAL AMUSEMENT/RECREATION* IN CONJUNCTION WITH A PROPOSED *RESTAURANT WITH DRIVE-THROUGH OR DRIVE-IN* ON A 2.50-ACRE PORTION OF A LARGER 4.50-ACRE PARCEL OF LAND IDENTIFIED AS LOT 1, BLOCK A, BOARDWALK DEVELOPMENT ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; AND MORE SPECIFICALLY DEPICTED IN *EXHIBIT 'A'* AND *EXHIBIT 'B'* OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL
ORDINANCE NO. 25-45
SPECIFIC USE PERMIT NO. S-371

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE [ORDINANCE NO. 20-02] OF THE CITY OF ROCKWALL, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) TO ALLOW A DAYCARE FACILITY IN CONJUNCTION WITH AN EXISTING CHURCH/HOUSE OF WORSHIP ON A 0.344-ACRE PARCEL OF LAND IDENTIFIED LOTS 1, 2, 3 & 4, BLOCK T, AND LOTS 1, 2, & 3, BLOCK W, OF THE ROCKWALL OT ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OR FINE NOT TO

EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

CITY OF ROCKWALL
ORDINANCE NO. 25-47
SPECIFIC USE PERMIT NO. S-373

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE UNIFIED DEVELOPMENT CODE (UDC) [*ORDINANCE NO. 20-02*] OF THE CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS, AS PREVIOUSLY AMENDED, SO AS TO GRANT A SPECIFIC USE PERMIT (SUP) FOR *RESIDENTIAL INFILL IN AN ESTABLISHED SUBDIVISION* TO ALLOW FOR THE CONSTRUCTION OF A SINGLE-FAMILY HOME ON A ~0.115-ACRE PARCEL OF LAND, IDENTIFIED AS LOT W, BLOCK J, SANGER ADDITION, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS; AND MORE SPECIFICALLY DESCRIBED AND DEPICTED IN *EXHIBIT 'A'* OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

IX. Action Items

1. **Z2025-030** - Discuss and consider a request by Dyron Durham, Caroline Harklau, Sheli Hudson, and Mike Crawford for the approval of an ordinance for a Zoning Change amending Planned Development District 50 (PD-50) [Ordinance No. 25-19] to incorporate an additional 2.57-acre tract of land within the district being a 22.19-acre tract of land situated within the S. S. McCurry Survey, Abstract No. 146 and B. F. Boydston Survey, Abstract No. 14, City of Rockwall, Rockwall County, Texas, zoned: [1] Planned Development District 50 (PD-50) for Residential-Office (RO) District land uses, and [2] Single-Family 7 (SF-7) District, and [3] Single-Family 10 (SF-10) District, situated within the North Goliad Corridor Overlay (NGC OV) District and the Old Town Rockwall (OTR) Historic District, generally located along N. Goliad Street [SH-205], north of Olive Street and south of Live Oak Street, and take any action necessary (**2nd Reading**).

Planning Director, Ryan Miller, indicated that this item did not receive unanimous approval at the previous city council meeting. Therefore, it was placed here under Action Items for Council's consideration. Councilmember Campbell then moved to approve Z2025-030. Councilmember Lewis seconded the motion. The ordinance caption was then read as follows:

CITY OF ROCKWALL
ORDINANCE NO. 25-41

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS AMENDING PLANNED DEVELOPMENT DISTRICT 50 (PD-50) [*ORDINANCE NO. 25-19*] AND THE UNIFIED DEVELOPMENT CODE [*ORDINANCE NO. 20-02*] OF THE CITY OF ROCKWALL, AS HERETOFORE AMENDED, FOR THE PURPOSE OF AMENDING PLANNED DEVELOPMENT DISTRICT 50 (PD-50) TO INCORPORATE AN ADDITIONAL 2.57-ACRE PARCEL OF LAND INTO THE DISTRICT BEING A 22.19-ACRE TRACT OF LAND SITUATED WITHIN THE S. S. McCURRY SURVEY, ABSTRACT NO. 146 AND B. F. BOYDSTON SURVEY, ABSTRACT NO. 14, CITY OF ROCKWALL, ROCKWALL COUNTY, TEXAS AND MORE FULLY DESCRIBED HEREIN BY

EXHIBIT 'A' AND DEPICTED IN EXHIBIT 'B' OF THIS ORDINANCE; PROVIDING FOR SPECIAL CONDITIONS; PROVIDING FOR A PENALTY OF A FINE NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

The motion to approve this item then passed by a vote of 7 ayes to 0 nays.

2. Discuss and consider a status update from the Rockwall Area Chamber of Commerce regarding Hotel Occupancy Tax ("HOT") funding received from the City and regarding programs offered through the Convention & Visitors Bureau on behalf of the City of Rockwall.

Jodi Willard, Director of Tourism with the Rockwall Area Chamber of Commerce came forth and briefed the Council on various events, conferences and marketing efforts, all of which have been aimed to promote tourism within the City of Rockwall and identifying it as a local travel / visitor destination. She reminded Council that the City of Rockwall recently received the "Texas Tourism Friendly Community" designation, which makes it the fifth in the state to receive this designation. Two recent conferences were held in the City, and they collectively generated over 80 booked hotel room night stays and an estimated overall economic impact of more than \$40,000. Also, four more conferences and one more major sporting event have been secured for Rockwall between now and 2028. In addition, one more conference is in the early stages of evaluation and will also possibly be secured soon. Regional and statewide ad campaigns are ongoing to market Rockwall. "Tour Texas" recently selected Rockwall to be highlighted on its social media during National Travel and Tourism Week. Josh Turner (signer / headliner band) commented on the Chamber's Founder's Day social media post. Various campaigns and efforts continue to focus on highlighting Rockwall as both a meetings and groups destination as well as a leisure tourism destination.

Following her briefing, Councilmember Campbell thanked Mrs. Willard for her report, congratulated her on securing the recent designation and also for securing future conferences and sporting events.

Councilmember Lewis echoed Councilmember's Campbell's sentiments and indicated Ms. Willard is doing a great job.

Ms. Willard shared she is going to begin serving in September on the Board of Directors for the TX Association of Convention & Visitors Bureau, so this will help her represent Rockwall on a statewide level.

Councilmember Thomas asked for clarification on what feedback Ms. Willard gets on visitors who may be returning to Rockwall. Ms. Willard indicated visitors tend to enjoy the restaurants, the lake (the views), and – of course – downtown as well (its walkability). So, we are getting a lot of positive feedback.

Mayor McCallum thanked Ms. Willard extensively for her hard work on promoting Rockwall and working on the 'visitor's bureau' aspects.

No action was taken as a result of her briefing.

- 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. Police Department Monthly Report
5. Quarterly Budget Report
6. Roadway Projects Update
7. Sales Tax Historical Comparison
8. Water Consumption Historical Statistics

Mrs. Smith, City Manager, shared that notifications recently went out by mail to all residents living along Boydstun to make them aware of upcoming reconstruction of that roadway. The only address along Boydstun that is not residential is the First Baptist Church, and city staff will meet with them soon to discuss timelines and to work around church service times, funerals, events, etc. the church may have planned during reconstruction.

City Engineer, Amy Williams, then briefly shared with Council short details regarding additional, various roadway (re)construction projects that are in progress, upcoming soon, or future-planned. Mayor McCallum thanked Ms. Williams for this report and encouraged citizens to view the report every first Council meeting monthly within the informational city council meeting packet that gets posted online on the city website. Councilmember Lewis thanked Ms. Williams for her report and for staff getting started on Henry M. Chandler, as he has received a lot of comments about that road.

Following the close of the public meeting agenda, at 6:27 p.m. Mayor McCallum then recessed the public meeting to go back into Executive Session. He read aloud the following item that would be discussed:

Discussion regarding (re)appointments to city regulatory boards and commissions, including possible interviews, pursuant to §551.074 (Personnel Matters)

Council came out of Executive Session at 6:53 p.m. and Mayor McCallum then called the meeting back to order.

Mayor McCallum then made a motion to move David Rolf up to a regular, voting member (from an "alternate" member) on the Board of Adjustments in order to fill a vacant seat left by Kevin Hadawi (initial, two-year term to expire in August of 2027). Councilmember Thomas seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Regarding the City's Historic Preservation Advisory Board, Councilmember Anna Campbell moved to reappoint Fran Webb, Sarah Freed, Ben Lewis and Steve Gaskin to each serve additional two-year terms (to expire in August of 2027). Councilmember Lewis seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Mayor McCallum moved to appoint David Schoen to the Planning & Zoning Commission (replacing Kyle

Thompson, effective August 13, 2025) with an initial three-year term through August of 2028. Councilmember Jeffus seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Mayor McCallum moved to reappoint John Hagaman to the Planning & Zoning Commission (with a term to expire in August of 2028). Councilmember Thomas seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Regarding the ART Commission, Councilmember Lewis moved to reappoint Ashlei Neill and Michael Rohlf to an additional two-year term (through August of 2027). Mayor Pro Tem Moeller seconded the motion, which passed by a vote of 7 ayes to 0 nays.

Councilmember Thomas moved to appoint Glenn Taft to the city's Park Board (replacing Jason Alvarado for an initial term to run through August of 2027). Mayor McCallum seconded the motion, which passed by a vote of 7 ayes to 0 nays.

XI. Adjournment

Mayor McCallum adjourned the meeting at 6:56 p.m.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS ON THIS 18th
DAY OF AUGUST, 2025.



TIM McCALLUM, MAYOR

ATTEST:



KRISTY TEAGUE, CITY SECRETARY

