

MINUTES

ARCHITECTURAL REVIEW BOARD MEETING
CITY HALL, 385 SOUTH GOLIAD STREET, ROCKWALL, TEXAS
JANUARY 27, 2026 IN THE CITY COUNCIL CONFERENCE ROOM AT 5:00 PM

NOTES ABOUT PUBLIC PARTICIPATION = RED

(I) CALL TO ORDER

The meeting began at approximately 5:00 p.m. with the following Board Members present: Kevin Hadawi, Kristi Mase, Patra Philips, and Julian Meyrat. Absent from the meeting were Board Members Rob McAngus, Wes Dalton, and Dennis Kirkpatrick. Staff members present were Ryan Miller (Director of Planning) and Henry Lee (Senior Planner). Absent from the meeting were Bethany Ross (Senior Planner) and Angelica Guevara (Planning Technician).

(II) OPEN FORUM

(III) ACTION AGENDA

(1) **SP2025-043 (BETHANY ROSS)**

Discuss and consider a request by Jonathan Hake of Cross Engineering Consultants, Inc. on behalf of Clay Shipman of Shipman Fire Protection for the approval of a Site Plan for an *Office Building and Restaurant* on a 5.104-acre tract of land identified as Lot 19, Block A, La Jolla Pointe Addition and Lot 19, Block A, La Jolla Pointe Addition and Lot 10, Block A, La Jolla Pointe, Phase 2 Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, situated within the Scenic Overlay (SOV) and IH-30 Overlay (IH-30 OV) District, addressed as 1010-1100 La Jolla Pointe Drive, and take any action necessary.

The Architecture Review Board reviewed the Building Elevations provided by the applicant on January 27, 2026. The Board approved a motion to recommend approval of the Site Plan by a vote of 4-0, with Board Members McAngus, Dalton, and Kirkpatrick absent.

(2) **SP2026-001 (BETHANY ROSS)**

Discuss and consider a request by Jason Cluth of SC Architecture on behalf of Jawad Rawra of Rawra Group for the approval of an Amended Site Plan for an existing *Restaurant, 2,000 SF or Greater, with a Drive-Through or Drive-In* on a 1.154-acre parcel of land identified as Lot 1, Block 1, HJG Plaza Addition, City of Rockwall, Rockwall County, Texas, zoned Commercial (C) District, situated within the SH-205 Overlay (SH-205 OV) District, addressed as 1801 S. Goliad Street [SH-205], and take any action necessary.

The Architecture Review Board reviewed the Building Elevations provided by the applicant on January 27, 2026. The Board recommended that the applicant provide canopies over the window and doors that previously had canopies.

(IV) ADJOURNMENT

There being no further business, the meeting was adjourned at 5:34 P.M.