

AGENDA
PLANNING & ZONING COMMISSION REGULAR MEETING
TUESDAY, NOVEMBER 4, 2008 – 3:30 PM
McALLEN CITY COMMISSION CHAMBERS, 3RD FLOOR

CALL TO ORDER – SONIA FALCON, CHAIRPERSON

1. MINUTES:

- a) Minutes for Regular Meeting held on October 21, 2008

2. SITE PLAN:

- a) Lot 1, Proposed CVS Pharmacy Subdivision; 5600 North 23rd Street – Jacobs (Mathew Thomas)

3. SUBDIVISION PLATS:

- a) Approve Vacating Plat of Villagio Phase I Subdivision; 9325 N. 10th St. – Monmack Group LLC. (Preliminary-Final) M&H
- b) Pecan Square Office Subdivision; 121 Pecan Boulevard – Vannie Cook (Final) SEC
- c) Jackson Crossing Center Subdivision; 1421 E. Jackson Avenue – Pete, LTD & David Guerra (Preliminary) AEC
- d) H-Ovalle Subdivision; 320 S. 26th Street – Humberto Ovalle (Final); RE **(Tabled 10/21/2008)**
- e) Candle Flower Unit #3 Subdivision; 6300 N. 23rd St. - The Most Reverend Raymundo Pena (Preliminary) M&H **(Tabled 10/21/2008)**

4. PUBLIC HEARING (to be conducted at 4:00 p.m.)

a) REZONINGS:

- 1) Rezone from R-1 (single family residential) District to R-3C (multifamily residential condominium) District: 1.231 acre tract of land out of Lot 1, Section 11, Hidalgo Canal Company Subdivision, Hidalgo County, Texas; 201 Dove Avenue. **(Tabled 10/21/08)**

b) CONDITIONAL USE PERMITS

- 1) Request of Devon James for a Conditional Use Permit, for one year, for a dancehall at Lot 1, Angela Subdivision; 2313 Harvey Drive.
- 2) Request of Mclains for a Conditional Use Permit, for one year, for a bar at Lot 1-A, The Courtyard Subdivision; 5401 North 10th Street, Suite 203.
- 3) Request of MARDAV Entertainment for a Conditional Use Permit, for one year, for a bar at the West 300 feet of the South 181.03 feet of North 483.44 feet of Lot 2, Block 11; Hidalgo Canal Company Subdivision; 5524 North 10th Street. **(Withdrawn)**

- 4) Request of Raquene Sanchez-Perkins for a Conditional Use Permit, for life of the use, for an institutional use (school) at Lots 9 and 10, Block 2, La Lomita Terrace Subdivision; 2400 Quince Avenue. **(Tabled 10/21/2008)**
- 5) Request of Juan Manriquez for a Conditional Use Permit, for one year, for a flea market at 3 Acres out of the North 20 Acres of Lot 25,Block 3, C.E. Hammond Subdivision; 4601 South 23rd Street. **(Tabled 10/7/2008, 10/21/2008)**

5. INFORMATION ONLY:

- a) City Commission Actions

ADJOURNMENT

IF ANY ACCOMMODATIONS FOR A DISABILITY ARE REQUIRED, PLEASE NOTIFY THE PLANNING DEPARTMENT (681-1250) 72 HOURS BEFORE THE MEETING DATE. WITH REGARD TO ANY ITEM, THE PLANNING & ZONING COMMISSION MAY TAKE VARIOUS ACTIONS, INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY OR FOR PARTICULAR ACTION AT A FUTURE DATE OR TIME.

**NOTICE OF REGULAR MEETING TO BE HELD BY
THE MCALLEN PLANNING & ZONING COMMISSION**

DATE: Tuesday November 4, 2008
TIME: 3:30 p.m.
PLACE: McAllen Municipal Building
1300 Houston Avenue
Commissioners' Room - 3rd Floor
McAllen, Texas 78501

SUBJECT MATTERS: SEE FOREGOING AGENDA

C E R T I F I C A T I O N

I, the undersigned authority, do hereby certify that the above agenda of Meeting of the McAllen Planning & Zoning Commission is a true and correct copy and that I posted a true and correct copy of said notice on the bulletin board in the municipal building, a place convenient and readily accessible to the general public at all times, and said notice was posted on the 31st day of October, 2008 at 11:00 a.m. will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

Dated this the 31st day of October, 2008

Imelda Berryhill, Secretary