

AGENDA
PLANNING & ZONING COMMISSION REGULAR MEETING
TUESDAY, MARCH 3, 2009 – 3:00 PM
McALLEN CITY COMMISSION CHAMBERS, 3RD FLOOR

CALL TO ORDER – SONIA FALCON, CHAIRPERSON

1. MINUTES:

- a. Minutes for Regular Meeting held on February 17, 2009

2. SITE PLAN:

- a. Lot 2, Nolana Town Center Phase II Subdivision; 1134 E. Nolana Avenue – Texas Community Bank (SPR2009-0002) SEC

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

a. SUBDIVISION PLATS:

- 1) Compass No. 1 Subdivision; 2101 South 10th Street – Texas State Bank (Final)(SUB2009-0006) SEC

b. LANDMARK DESIGNATION:

- 1) City of McAllen landmark designation for property legally described s Lot J, Resubdivision Lots 1-6, Block 9, McAllen Addition Subdivision, Hidalgo County, Texas; 100 South 17th Street. (HIS2009-0001)
- 2) City of McAllen landmark designation for property legally described as Lots 7 and 8, Block 49, North McAllen Addition Subdivision, Hidalgo County, Texas; 118 North 11th Street. (HIS2009-0002)

c. CONDITIONAL USE PERMIT:

- 1) Request of Harry Chilingirian, for a Conditional Use Permit, for one year, for a bar/nightclub at Lot A-1, Nolana Tower Subdivision; 400 Nolana Avenue, Suite A-2. (CUP2009-0049)
- 2) Request of Enrique Martinez, Jr., for a Conditional Use Permit, for one year, for a bar at Lots 1 and 2, Main International Subdivision; 6000 North 10th Street. (CUP2009-0054)
- 3) Request of Blanca E. Alvarez, for a Conditional Use Permit, for one year, for a home occupation (daycare) at Lot 16, Gardenia Terrace #1 Subdivision; 2621 Esperanza Lane.(CUP2009-0048)
- 4) Request of Myrna Saucedo, for a Conditional Use Permit, for one year, for a home occupation (daycare) at Lot 6, Ponderosa Park Subdivision Phase 1; 3602 North 29th Lane. (CUP2009-0051)

- 5) Request of Pedro V. Moreno, for a Conditional Use Permit, for one year, for a home occupation (office) at Lot 18, Tierra Del Sol #2 Subdivision; 5904 North 28th Lane. (CUP2009-0037)(**Tabled 02/17/09**)

4. DISCUSSION: Art District Overlay Zone – Proposed Ordinance Amendment

5. INFORMATION ONLY:

- a. CITY COMMISSION ACTIONS
- b. HISTORIC PRESERVATION CONSULTANT PRESENTATION ON MARCH 17, 2009

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 March 3, 2009

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 27th day of February, 2009 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 27th day of February, 2009

Imelda Berryhill, Secretary