

AGENDA
PLANNING & ZONING COMMISSION REGULAR MEETING
WEDNESDAY, OCTOBER 6, 2009 – 3:30 PM
McALLEN CITY COMMISSION CHAMBERS, 3RD FLOOR

CALL TO ORDER – SONIA FALCON, CHAIRPERSON

1) MINUTES:

- a) Minutes for Regular Meeting held on September 16, 2009.

2) SITE PLAN:

- a) Proposed Villas at Beaumont Lot 1; 2200 Beaumont Avenue – McAllen Housing Facility **(SPR2009-0013)**

3) CONSENT AGENDA:

- a) Ernesto Guerrero Subdivision; 4206 S. Ware Road – Ernesto Chapa Guerrero **(Final) (SUB2009-0002) NAIN**

4) SUBDIVISION PLATS:

- a) Macias – Torres Subdivision; 4220 S. Ware Road – Felicitas Macias **(Revised Final) (Tabled 9/1/2009) SEA**
- b) Materiales Rio Grande Subdivision; 4505 Buddy Owens Boulevard – Jose Sepulveda **(Preliminary) (Tabled 9/1/2009) (SUB2009-0044) SE**

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

a) SUBDIVISION PLATS:

- 1) Trenton Crossing Shopping Center Phase 2-C Subdivision; 7900 N. 10th Street – North Trenton, LTD **(Final) (SUB2009-0048) B&P**
- 2) Villas at Beaumont Subdivision; 2200 Beaumont Avenue – McAllen Housing Facility **(Final) (SUB2009-0051) M&H**
- 3) North Star Plaza Subdivision; 1100 Dove Avenue - Umesh Murnsani & Sanjamadasunani **(Final) (SUB2009-0049) MGE**

b) REZONE:

- 1) **Tract One:** Rezone from R-1 (single family residential) District to C-3L (light commercial) District: .63 acres out of Lot 62, La Lomita Irrigation & Construction Company Subdivision, Hidalgo County, Texas; 7600 North 29th Street. **(REZ2009-0023)**

Tract Two: Rezone from A-O (agricultural-open space) District to C-3L (light commercial) District: 2.69 acres out of Lot 62, La Lomita Irrigation & Construction Company Subdivision, Hidalgo County, Texas; 2701 Trenton Road. **(REZ2009-0023)**

- 2) Rezone from C-3 (general business) District to C-4 (commercial industrial) District: Lots 93 and 95, Retiree Haven #2 Subdivision, Hidalgo County, Texas; 1001 and 1007 Vanessa Avenue. **(REZ2009-0020)(Tabled 9/1/2009) (Tabled 9/16/2009)**
- 3) Rezone from R-1 (single family residential) District to C-3 (general business) District: Lots 32, 33 and 34, Linda Vista Subdivision, Hidalgo County, Texas; 2545, 2549 and 2553 Lindberg Avenue. **(REZ2009-0021)(Tabled 9/1/2009) (Tabled 9/16/2009)**

C) CONDITIONAL USE PERMIT:

- 1) Request of Cin Cin, for renewal of a Conditional Use Permit, for one year, for a lounge at Lot A, Nolana Tower Shopping Center Subdivision;400 Nolana Avenue, Suite H-1. **(CUP2009-0185)**
- 2) Request of Myegs, Inc. for renewal of a Conditional Use Permit, for one year, for a bar at Lots 6 and 7, 21st Place Subdivision; 2013 Nolana Avenue. **(CUP2009-0190)**
- 3) Request of The City of McAllen Public Works Department, for life of the use, for an institutional use (composting facility) at 63.05 acres out of Lots 1, 4 and 5, Block 1 and Lots 1-4 and 8-11, Block 5, M&M Subdivision; 15201 North 29th Street (North Rooth Road). **(CUP2009-0186)**
- 4) Request of Reynaldo Diaz, for a Conditional Use Permit, for life of the use, for a flea market at the North 301.50 feet of the West 330 Feet of Lot 11, La Lomita (HOIT) Subdivision; 3612 State Highway 107. **(CUP2009-0177) (Tabled 9/16/2009)**

6) 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, October 6, 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 2nd day of October, 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 2nd of October, 2009

Imelda D. Berryhill, Secretary