

AGENDA
PLANNING & ZONING COMMISSION REGULAR MEETING
TUESDAY, DECEMBER 1, 2009 – 4:00 PM
McALLEN CITY COMMISSION CHAMBERS, 3RD FLOOR

CALL TO ORDER – SONIA FALCON, CHAIRPERSON

1) MINUTES:

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

2) SITE PLAN:

- a) Proposed Lot 1, ECISD Elementary School No. 30 Subdivision; 14000 N. Rooth Road – Edinburg Consolidated Independent (**SUB2009-0054**) RDE
- b) Proposed Lot 1, ECISD Middle School No. 5 Subdivision; 14101 N. Rooth Road – Edinburg Consolidated Independent (**SUB2009-0055**) RDE

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

a) SUBDIVISION PLATS:

- 1) Balboa Acres, East ½ of Lot 21, Block 25 Subdivision; 3412 Covina Avenue – Demetrio Suchil (**Final**) (**SUB2009-0057**) PPIII
- 2) Balboa Acres, West ½ of Lot 21, Block 25 Subdivision; 3416 Covina Avenue Demetrio Suchil (**Final**) (**SUB2009-0058**) PPIII

b) REZONE:

- 1) Rezone from C-3L (light commercial) District to C-3 (general business) District: 3.355 acres out of Lot 88, La Lomita Irrigation and Construction Company Subdivision, Hidalgo County, Texas; 5700 North Ware Road. (**REZ2009-0027**)

c) CONDITIONAL USE PERMIT:

- 1) Request of Tinderbox/Vino 100, for renewal of a Conditional Use Permit, for one year, for a bar at Lot 2B, McAllen Convention Center Subdivision; 3300 Expressway 83, Building 1200, Suite 1260. (**CUP2009-0223**)
- 2) Request of John A. Simon, for renewal of a Conditional Use Permit, for one year for a bar at Lot 23, Continental Trade Center Subdivision; 2007 Orchid Avenue. (**CUP2009-0224**)
- 3) Request of Claudia N. Sanchez, for a Conditional Use Permit, for one year, for a home occupation (day care) at Lot 181, Gardenia Terrace # 13 Subdivision; 3100 Heron Avenue. (**CUP2009-0225**)
- 4) Request of Blessed Redeemer Community Church for a Conditional Use Permit, for life of the use, for an institutional use (church) at Lots 2, Redbud #2 Subdivision; 6700 North 23rd Street. (**CUP2009-0228**)

- 5) Request of The First Korean Presbyterian Church, for a Conditional Use Permit, for life one year, for an institutional use (church) at Lots 1, RGV Subdivision; 1008 North Bentsen Road. (CUP2009-0234)

- 6) 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 (CUP2009-0177) (Tabled 9/16/2009, 10/6/2009, 10/20/2009, 11/3/2009, 11/17/2009) (WITHDRAWN)

4) 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, December 1, 2009
TIME: 4:00 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 24th day of November, 2009 at 3:00 p.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 24th of November, 2009

Imelda D. Berryhill, Secretary