

## AGENDA

**PLANNING & ZONING COMMISSION REGULAR MEETING  
TUESDAY, FEBRUARY 7, 2012 – 3:30 PM  
McALLEN MUNICIPAL BUILDING, 1300 HOUSTON AVENUE  
CITY COMMISSION CHAMBERS, 3RD FLOOR**

### **CALL TO ORDER – RONNIE TAVAREZ, CHAIRPERSON**

#### **1) MINUTES:**

- a) Minutes for Regular Meeting held on January 17, 2012.

#### **2) SITE PLANS:**

- a) Revised Site Plan approval for Lot 6, Proposed Kamel Plaza Subdivision; 4900 Expressway 83. **(SPR2011-0017)**
- b) Revised Site Plan approval for proposed Lot 8, Citrus Grove Plaza Subdivision; 4101 Expressway 83 **(SPR2011-0018)**
- c) Lot 2A, Renaissance Pointe Subdivision; 1300 E. Expressway 83 **(SPR2012-0001)**
- d) Proposed Lot 1, Orgo Subdivision; 3701 Colbath Road-**(SPR2011-0025)**

#### **3) SUBDIVISION PLATS:**

- a) Kerria Square Subdivision; 3701 N. 21<sup>st</sup> Street – James M. Moffitt, Trustee **(Revised Preliminary) (SUB2011-0055)SEC**
- b) Idela Industrial Subdivision; 4201 Idela Avenue – City of McAllen **(Preliminary) (SUB2012-0004) COM**
- c) Oasis Subdivision; 701 Uvalde Avenue – Alonzo Cantu **(Preliminary) (SUB2012-0009) KK**
- d) Sharyland ISD North High School Subdivision; 10001 N. Shary Road – Sharyland ISD **(Preliminary) (SUB2012-0003) MGE**

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

##### **a) SUBDIVISION PLATS:**

- 1) Sunrise Terrace Phase IA Subdivision; 1321 EAST Daffodil – L360 Group, LLC **(Revised Preliminary) (SUB2011-0059) RDE**

**b) REZONE:**

- 1) Rezone from R-1 (single family residential) District to R-3A (multifamily residential apartments) District: 24.56 acres out of Lot 197, John H. Shary Subdivision, Hidalgo County, Texas; 901 South Taylor Road. **(REZ2012-0001)**
- 2) Rezone from R-1 (single family residential) District to C-1 (office building) District: Lot 26, Oak Tree Subdivision, Hidalgo County, Texas; 7601 North Ware Road. **(REZ2012-0002)**
- 3) Rezone from I-1 (light industrial) District to I-2 (heavy industrial) District: 34.995 acres out of Lot 6, Block 3, Rio Bravo Plantation Company's Subdivision, Hidalgo County, Texas; 4201 Idela Avenue. **(REZ2012-0003)**

**c) CONDITIONAL USE PERMITS:**

- 1) Request of Dura Trucks for a Conditional Use Permit, for one year, for a portable building (office) at Lot 25, Block 3, Hammond Subdivision, Hidalgo County, Texas; 4601 South 23<sup>rd</sup> Street. **(CUP2012-0007)**
- 2) Request of Ciro Cardoza for a Conditional Use Permit, for one year, for a home occupation (office/plumbing business) at Lot 8, Block 3, La Lomita Terrace Subdivision, Hidalgo County, Texas; 2412 Redwood Avenue. **(CUP2012-0005)**
- 3) Request of Yolanda Ramos for a Conditional Use Permit, for one year, for a home occupation (office/ mobile ice cream vendor) at Lot 188, Idela Park No. 3 Subdivision, Hidalgo County, Texas; 3525 Kartrina Avenue. **(CUP2011-0218)**

**d) PUBLIC COMMENTS: McAllen Development Code.**

**5) DISCUSSION:**

**6) INFORMATION ONLY:**

- a) City Commission Actions of January 23, 2012

**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, February 7, 2012

**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 3<sup>rd</sup> day of February, 2012 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 3<sup>rd</sup> of February, 2012

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Rebekah Jamison, Admin. Supervisor