

AGENDA

**PLANNING & ZONING COMMISSION REGULAR MEETING
TUESDAY, OCTOBER 6, 2015 – 3:30 PM
McALLEN MUNICIPAL BUILDING, 1300 HOUSTON AVENUE
CITY COMMISSION CHAMBERS, 3RD FLOOR**

CALL TO ORDER – LEONEL GARZA III, CHAIRPERSON

[P&Z – 10/06/15](#)

1) MINUTES:

- a) Minutes for Regular Meeting held on September 16, 2015

2) SITE PLANS:

- a) Proposed Lot 5, Dove Town Square Phase 2 Subdivision; 2100 Dove Avenue - Lockard McAllen Holdings, LLC **(SPR2015-0018)**
- b) Plaza Las Fuentes Phase 1-A Subdivision – 5800 N. 10th Street - El Pistalon, LLP **(SPR2015-0038)**

3) CONSENT:

- a) La Vista Crossing Subdivision: 2500 N. McColl Road – Jorge Gonzalez **(Revised Final)(SUB2015-0026)** SEC
- b) Barrera Acres Subdivision; 4212 Buddy Owens Boulevard – Dagoberto Barrera, Jr. **(Final)(SUB2015-0050)** SEA

4) SUBDIVISIONS:

- a) The Oaks Unit 4 Subdivision; 301 Violet Avenue – Paul E. Johnson **(Revised Final)(SUB2015-0065)** JHE
- b) Elizondo Acres Subdivision; 1130 N. Bentsen Road – Jesus Eloy Elizondo **(Preliminary)(SUB2015-0064)** SEA
- c) Magda Subdivision; 2900 N. Ware Road – Maria Magdalena Sanchez **(SUB2011-0056)(Revised Preliminary)** IGE
- d) Beech Commerce Subdivision; 111 N. 23rd Street- Absolute Premium Denim, LLC **(Revised Preliminary)(SUB2015-0045)** SEC

- e) Pecan Development Center Subdivision; 1201 E. Pecan Boulevard – Armando Regalado & Lucia Regalado Living Trust **(Preliminary)(SUB2015-0061)** SEC
- f) Cobble Stone Subdivision; 7517 N. Taylor Road - RGV Horizon Developers **(Preliminary)(SUB2015-0068)** JRE
- g) Vacating Plat of Lot 1, State Farm Place Subdivision; 701 E. U.S. Expressway 83 - State Farm Mutual Auto Insurance **(Preliminary/Final)** SEC

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

a) SUBDIVISIONS:

- 1. State Farm Place, Lot 1A Subdivision; 701 E. U.S. Expressway 83 - State Farm Mutual Auto Insurance **(Final)(SUB2015-0041)** SEC
- 2. Plaza Las Fuentes Phase 1-A Subdivision – 5800 N. 10th Street - El Pistalon, LLP **(Preliminary/Final)(SUB2015-0066)** SEA
- 3. Dove Town Square Phase 2 Subdivision; 2100 Dove Avenue - Lockard McAllen Holdings, LLC. **(Final)(SUB2015-0070)** DA
- 4. Balboa Acres, East ½ of Lot 12, Block 18 Subdivision; 2909 Elmira Avenue – Daniel Rangel Zuniga **(Final)(SUB2015-0062)**
- 5. Balboa Acres, West ½ of Lot 12, Block 18 Subdivision; 2907 Elmira Avenue – Daniel Rangel Zuniga **(Final)(SUB2015-0063)**

b) CONDITIONAL USE PERMITS:

- 1. Request of Jorge L. Cisneros, on behalf of Safe Global Services, for a Conditional Use Permit, for life of the use, for a Communication Tower at Lot 2-C, McAllen Southwest Industrial District Unit 4 Subdivision, Hidalgo County, Texas; 4201 Military Highway. **(CUP2015-0136)**
- 2. Request of Angela A. Rocha, for a Conditional Use Permit, for one year, for a home occupation (day care) at Lot 46, Ponderosa Park Phase 7 Subdivision, Hidalgo County, Texas; 3301 North 33rd Street. **(CUP2015-0129)**
- 3. Request of Jeanette Cottrell, for a Conditional Use Permit, for one year, for a home occupation (day care) at Lot 14, Olivarez #4 Subdivision, Hidalgo County, Texas; 3005 Redwood Avenue. **(CUP2015-0131)**

4. Request of Armando Sotelo, for a Conditional Use Permit, for one year, for a portable building greater than 10'x12' (storage) at Lot 2, Jackson Triangle Subdivision, Hidalgo County, Texas; 1420 East Expressway 83. **(CUP2015-0134)**
5. Request of Luis Martinez, for a Conditional Use Permit, for one year, for an institutional use (church), at Lot 14, Colonia McAllen Unit 5 Subdivision, Hidalgo County, Texas; 2801 Colbath Avenue. **(CUP2015-0135)**

6) DISCUSSION:

7) INFORMATION ONLY:

**8) EXECUTIVE SESSION, CHAPTER 551, TEXAS GOVERNMENT CODE, SECTION 551.071
(CONSULTATION WITH ATTORNEY)**

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.

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

DATE: Tuesday, October 6, 2015
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, 2015 at 3:00 p.m. and 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 2015

Susana De La Cerda, Secretary