

## AGENDA

**PLANNING & ZONING COMMISSION REGULAR MEETING  
TUESDAY, APRIL 18, 2017 - 3:30 PM  
MCALLEN CITY HALL, 1300 HOUSTON AVENUE  
CITY COMMISSION CHAMBERS, 3<sup>RD</sup> FLOOR**

**CALL TO ORDER -**

**PLEDGE OF ALLEGIANCE -**

**INVOCATION –**

**1) MINUTES:**

- a) Minutes for Regular Meeting held on March 21, 2017

**2) SITE PLAN:**

- a) Lot 4A, Valencia Marketplace Subdivision; 1200 Trenton Road - Paisano Construction **(SPR2017-0005)** PE

**3) SUBDIVISIONS:**

- a) Las Villas Del Rio at the Groves on Shary Subdivision; 6700 N. Shary Road - Sharest, LTD **(Revised Preliminary)(SUB2017-0003)** M & H
- b) Las Estrellas Phase V Subdivision; 4700 Mile 7 Road - EIA Properties, LTD **(Revised Preliminary)(SUB2017-0006)** QHA
- c) Meyers Subdivision No.2; 5620 Mile 6 Road - 2M Properties, Ltd. **(Preliminary)(SUB2017-0024)** QHA
- d) Alyssa Subdivision; 8134 N. Doffing Road - Eberardo N. Torres **(Preliminary)(SUB2017-0022)** GC

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

**a) SUBDIVISION:**

- 1. The Heights at McColl, Lots 21A & 22A Subdivision; 2701 S. McColl Road - Esponjas Development, LTD - **(Preliminary/Final)(SUB2017-0023)** QHA

**b) REZONING:**

1. Rezone from C-3 (general business) District to R-3A (multifamily residential apartments) District: 2.0 acres out of Lot 1, Block 9, Steele and Pershing Subdivision, Hidalgo County, Texas; 2800 North McColl Road. **(REZ2017-0002)**
2. Rezone from R-1 (single family residential) District to C-3 (general business) District: 1.58 acres out of Lot 328, John H. Shary Subdivision, Hidalgo County, Texas; 4613 Buddy Owens Boulevard. **(REZ2017-0012)**

**c) CONDITIONAL USE PERMITS:**

1. Request of Silvia P. Garza, for a Conditional Use Permit, for one year, for a home occupation (office) at Lot 17, Ashwood Estates Subdivision, Hidalgo County, Texas; 6801 N. 25th Street. **(CUP2017-0052)**
2. Request of Alma Y. Salinas, for a Conditional Use Permit, for one year, for a banquet hall at Lots 2 and 3, Block 46, McAllen Addition Subdivision, Hidalgo County, Texas; 512 South 12th Street. **(CUP2017-0048)**
3. Request of Roel Buentello, Jr., for a Conditional Use Permit, for one year, for a bar coming out of Lot A, Town & County Phase 1 Subdivision & Lot B, Town and Country Phase II Subdivision, Hidalgo County, Texas; 5021 North 10th Street. **(CUP2017-0049)**
4. Request of Carlos A. Alvarez, for a Conditional Use Permit, for one year, for an automotive service and repair (tire shop) at Lot 5, Block 13, Young's Subdivision, Hidalgo County, Texas; 218 South 23rd Street. **(TABLED:03/07/2017, 3/21/2017)(CUP2017-0026)**

**5) DISCUSSION:**

**6) INFORMATION ONLY:**

- a)** City Commission Actions: April 10, 2017

**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 FOR PARTICULAR ACTION AT A FUTURE DATE.