

AGENDA

PLANNING & ZONING COMMISSION REGULAR MEETING
TUESDAY, AUGUST 18, 2020 - 3:30 PM
MCALLEN CITY HALL, 1300 HOUSTON AVENUE
CITY COMMISSION CHAMBERS, 3RD FLOOR
Web: <https://zoom.us/join> or phone: **(346) 248-7799**
Meeting ID: **672-423-1883**

At any time during the course of this meeting, the Planning & Zoning Board may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Planning & Zoning Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during the course of this meeting, the Planning and Zoning Commission may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code

CALL TO ORDER

PLEDGE OF ALLEGIANCE

INVOCATION

1) MINUTES:

- a) Minutes for Regular Meeting held on August 4, 2020

2) CONSENT:

- a) M2 Subdivision; 10401 La Lomita Road- Lee Castro and Judith Castro (Final) **(SUB2019-0014)** CSJ

3) SUBDIVISIONS:

- a) The Villas on Freddy Phase I Subdivision; 1400 Freddy Gonzalez- The Villas on Freddy, LLC. **(Revised Final) (SUB2019-0020)** M&H
- b) Garcia Estates Subdivision; 2901 Gumwood Avenue- Sonia Garcia and Erik Mora **(Preliminary) (SUB2020-0048)** M&H
- c) Campo de Suenos Subdivision; 8600 North Ware Road- Riverside Development Services, LLC. **(Revised Preliminary) (SUB2018-0080)** M&H
- d) Warehouse Kingdom Subdivision Phase II; 6001 South 23rd Street- Abasto Construction **(Preliminary) (SUB2020-0047)** JHE
- e) Just a Closet # 4 Subdivision; 2500 South McColl Road- Just a Closet #4, LLC. **(Preliminary) (SUB2020-0049)** RDE

4) PUBLIC HEARING

a) REZONING:

1. Rezone from A-O (agricultural and open space) District to R-1 (single-family residential) District: 8.48 acres out of Lot 57, La Lomita Irrigation and Construction Company's Subdivision, Hidalgo County, Texas; 3308 Yellowhammer Avenue **(REZ2020-0017)**

2. Rezone from C-3 (general business) District to R-3T (multifamily residential townhouse) District: Lot 3, Nolana Crossing Subdivision, Hidalgo County, Texas; 2705 Nolana Avenue. **(REZ2020-0018)**
3. Rezone from R-1 (single-family residential) District to R-3A (multifamily residential apartment) District: Lot 11, Block 4, Milmor Addition to McAllen Subdivision, Hidalgo County, Texas; 1704 Laurel Avenue. **(REZ2020-0019)**
4. Rezone from C-2 (neighborhood commercial) District to C-3 (general business) District: Lot A, 29th Place Subdivision, Hidalgo County, Texas; 3928 North 29th Street. **(REZ2020-0020)**

b) CONDITIONAL USE PERMITS:

1. Request of Rogelio Hernandez, for a Conditional Use Permit, for life of the use, for an associated recreation (common area) at 1.55 acres out of Lot 5, Block 278, Tex-Mex Survey, also known as Lot Common Area D, The Villas on Freddy Phase I Subdivision (proposed), Hidalgo County, Texas; 10300 North 14th Lane. **(CUP2020-0076)**

5) INFORMATION ONLY:

- a) City Commission Actions: August 10, 2020

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.

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

DATE: Tuesday, August 18, 2020

TIME: 3:30 PM

PLACE: McAllen City Hall
1300 Houston Avenue
Commissioners' Room – 3rd Floor
McAllen, Texas 78501

SUBJECT MATTERS: SEE FOREGOING AGENDA

CERTIFICATION

I, the undersigned authority, do hereby certify that the above agenda for the 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 14th day of August, 2020 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 14th day of August 2020.

Jessica Cavazos, Administrative Supervisor