

## AGENDA

### PLANNING & ZONING COMMISSION REGULAR MEETING WEDNESDAY, MAY 16, 2018 - 3:30 PM MCALLEN CITY HALL, 1300 HOUSTON AVENUE CITY COMMISSION CHAMBERS, 3<sup>RD</sup> FLOOR

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 May 1, 2018

#### 2) CONSENT:

- a) North Pointe Subdivision; 8700 North 23rd Street- Fortis Land Company, LLC **(Final) (SUB2018-0035)** RDE
- b) Parkway Estates No. 4 Subdivision; 2401 Trenton Road- Valmor Service Corporation **(Revised Final) (SUB2017-0051)** SE
- c) Sharyland Business Park, Lot 7 Subdivision; 5100 Honduras Avenue- Hunt Valley Industrial 1, LP **(Final) (SUB2018-0034)** HA

#### 3) SUBDIVISIONS:

- a) Bentsen Road Plaza, Lot 2A Subdivision; 1620 South Bentsen Road - San Francisco Group, LLC **(Preliminary) (SUB2018-0032)** JHE
- b) South Hammond Development Subdivision; 8105 South 23rd Street- Madiam L.P. **(Preliminary) (SUB2018-0033)** RDE
- c) Silverado Trail on Auburn Hill Subdivision; 5400 Mile 5 Road- Auburn Joint Venture **(Revised Preliminary) (SUB2017-0092)** RDE

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

##### a) SUBDIVISION:

1. Falling Water Subdivision, Lots 21A & 22A; 2319 & 2327 South 42nd Lane- Blanco Enterprises, LTD **(Revised Preliminary) (SUB2018-0015)** BIG
2. Balboa Acres Subdivision, the East 1/2 of Lot 2, Block 9; 2807 Covina Avenue - Javier De Los Santos **(Final) (SUB2018-0009)** SEA

3. Balboa Acres Subdivision, the West 1/2 of Lot 2, Block 9; 2809 Covina Avenue - Javier De Los Santos **(Final) (SUB2018-0008)** SEA
4. Maple Addition Subdivision, Lots 8A and 9A; 700 Maple Avenue - Daniel J. Guerra **(Final) (SUB2018-0021)** RE

**b) REZONING:**

1. Rezone from R-2 (duplex-fourplex residential) District to C-3 (general business) District: Lot 10, Block 45, Hammond's Addition, Hidalgo County, Texas; 2237 Chicago Avenue. **(REZ2018-0008)**

**c) CONDITIONAL USE PERMITS:**

1. Request of Miguel Silva on behalf of The Limbo Club DBA, for a Conditional Use Permit, for one year, for a bar at Lots 28-31, Continental Trade Subdivision, Hidalgo County, Texas; 2021 Orchid Avenue. **(CUP2018-0056)**

**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:** Wednesday, May 16, 2018

**TIME:** 3:30 PM

**PLACE:** McAllen City Hall  
1300 Houston Avenue  
Commissioners' Room – 3<sup>rd</sup> 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 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 11th day of May, 2018 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 11th day of May, 2018

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Iris Alvarado, Administrative Supervisor