



**AGENDA**  
**PLANNING & ZONING COMMISSION**  
*City Commissioner's Room*  
**118 S. Cage Blvd. December 28, 2015 – 6:00 p.m.**

The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and Ordinance O-2015-28. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. All persons desiring to address the governing body must register with the presiding city clerk prior to the scheduled meeting.

If during the course of the meeting, the PLANNING & ZONING COMMISSION should determine that a closed, or executive session of the COMMISSION is required, then such closed or executive session or meeting is authorized by Sections 551.071 et seq. of the Texas Government Code. Notice of closed or executive session will be given after the commencement of the meeting covered by this notice.

Should any final action, decision, or vote be required in the opinion of the Commission with regard to any item during the meeting, then such final action, final decision, or final vote shall be made during the open meeting covered by this notice upon the reconvening of the public meeting.

In compliance with Section 551.041 et seq. of the Texas Government Codes, VTCS (Open Meetings Act), notice is given that the Planning & Zoning Commission will meet to consider and act upon the following:

**PRESIDING:** Romeo Robles, Chairman

- A. CALL TO ORDER
- B. ROLL CALL
- C. APPROVAL OF MINUTES – December 14, 2015
- D. PUBLIC COMMENTS: (Ordinance No. O-2015-28) A registered speaker may speak on several items or topics of public concern; however, a speaker may not exceed three (3) minutes as a whole when addressing the board. A registered speaker may not donate time to another speaker. No more than five registered persons may speak at a scheduled meeting. A sign-in form must be filled out prior to the meeting to allow the registered speaker to address the governing body.



E. PUBLIC HEARING: (Ordinance No. O-2015-28) A registered speaker may speak only on the pending item for consideration; however, a speaker may not exceed three (3) minutes as a whole when addressing the board. A registered speaker may not donate time to another speaker. No more than five registered persons may speak at a scheduled meeting. A sign-in form must be filled out prior to the meeting to allow the registered speaker to address the governing body.

1. Thomas E. Phillips, Trustee, has filed with the Planning and Zoning Commission a request for a change of zone from Limited Industrial District (L-I) to High Density Multi-Family Residential District (R-4). The property is legally described as being a 14.74 acre tract of land out of Lot 6, Block 5, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is physically located between the 1600 and 1900 Block of West Sioux Road.  
**COZ#151273**

PLAT APPROVAL:

1. Fulcrum Consulting Services, representing Thomas F. Phillips, Trustee, is requesting preliminary plat approval of the proposed Jackson Place Subdivision. The property is legally described as being a 14.74 acres tract of land, out of Lot 6, Block 5, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is located between the 1600 and 1900 Block of West Sioux Road. **SUB#151228**
2. Quintanilla, Headley and Associates, Inc., representing Sonya A. Gonzalez, is requesting final plat approval of the proposed Replat of Lot 31, Addition to Las Milpas Subdivision. The property is legally described as a 1.00 acre tract of land being all of Lot 31, Addition to Las Milpas Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 300 Block of West Las Milpas Road. **SUB#131130**
3. M.E.G. Engineers, representing, Pastor Rick Reyes, is requesting final plat approval of the proposed Templo Bethel Subdivision. The property is legally described as being a 3.91 acre tract of land, out of Lot 181, Kelly-Pharr Subdivision of Porciones 69 and 70, Pharr, Hidalgo County, Texas. The property's physical address is 400 South Veterans Boulevard. ("I" Road)  
**SUB#140716**
4. Sam Engineering & Surveying Inc., representing David D. Quinones and Sonia Quinones, are requesting final plat approval of the proposed Quinones Commercial Subdivision. The property is legally described as being a 1-Lot



containing the South 30.0 feet of Lot 10 and the North 17.5 feet of Lot 11, Gregory Subdivision, an addition to the City of Pharr, Hidalgo County, Texas. The property is located between the 300 and 400 Block of North Veterans Boulevard. **SUB#150412**

F. ANNOUNCEMENTS/OTHER BUSINESS:

G. ABSENTEE REPORT:

H. ADJOURNMENT:

I, certify that the above notice of public hearing was posted on the bulletin board at City Hall on this the 22nd day of December 2015, at 4:00 p.m. and in the City of Pharr web site ([www.pharr-tx.gov](http://www.pharr-tx.gov))



  
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Hilda Pedraza, City Clerk