



AGENDA
PLANNING & ZONING COMMISSION
City Commissioner's Room
118 S. Cage Blvd. September 12, 2016 – 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 – August 22, 2016
- 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.

 DIRECTOR

- E. PUBLIC HEARING: (Ordinance No. O-2015-28) A registered speaker during the public hearing may not exceed three (3) minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the city clerk and be made available at the city clerk's office. The public hearing sign-in form shall include the person or entity's name, address, telephone number, other contact information, organization if applicable, and other notices, authorizations, and acknowledgements as may be allowed by law from time to time. No registered speaker may be allowed to address the governing body once the public hearing has closed.
1. Jose Federico De Hoyos, representing De Hoyos Construction, has filed with the Planning and Zoning Commission a request for a change of zone from a Single-Family Residential District (R-1) to a Single-Family Residential District for lots less than 50 feet in width (R-1A). The property is legally described as being all of Lot 9, Block 4, Evans Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 105 West Handy Street **CUP#160840**

PLAT APPROVAL:

1. Rolando Cruz, representing Jorge Salazar is requesting preliminary plat approval of the proposed Jade Subdivision. The property is legally described as being a 2.046 acres of land being a re-plat of all of Lot 34, Beamsley Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 1100 Block of West Eisenhower Street. **SUB#160615**
2. Sam Engineering & Surveying, representing Jacinto Cano is requesting preliminary plat approval of the proposed Crystal Cano Subdivision. The property is legally described as being a 1-Lot subdivision out of a 0.76 acre tract of land and being a part or portion of Lot 11, Sing's Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 3100 Block of South Gardenia Street. **SUB#160720**
3. Atlas Consultants, representing Ramiro J. Elizondo is requesting preliminary plat approval of the proposed Elizondo Estates Subdivision. The property is legally described as a Re-plat of the West 120 feet of Lots 1 and 2, Block 9, Hidalgo Park Estates Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 7400 Block of South Cage Boulevard. **SUB#160203**



4. R.E. Garcia & Associates, representing Keith Massa, Manager, Frito-Lay Inc., is requesting preliminary plat approval of the proposed Frito Lay Pharr Subdivision. The property is legally described as being a tract of land containing 6.63 acres, also being all of Lots 6 through 10, Mid-Cities Business Park Subdivision and a part or portion of Lot 1, Adventure Plaza Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 1500 Block of North Mid Cities Drive. **SUB#160406**
5. Quintanilla Headley & Associates Inc., representing Esponjas Development, LTD., Cruz Cantu III, President, is requesting final plat approval of the proposed Medical Ridge Subdivision. The property is legally described as being a 21.12 acre tract of land out of Lot 8, Block 8, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is located between the 1400 and 1600 Block of South Jackson Road. **SUB#150206**
6. Quintanilla Headley & Associates Inc., representing Esponjas Development, LTD., Cruz Cantu III, President, is requesting final plat approval of the proposed Tropic Star Estates Subdivision. The property is legally described as being a 1.845 acre tract of land out of the south 574.00 feet of Lot 1, Tropic Star Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 100 Block of East Tropic Star Road. **SUB#141027**

F. ANNOUNCEMENTS/OTHER BUSINESS:

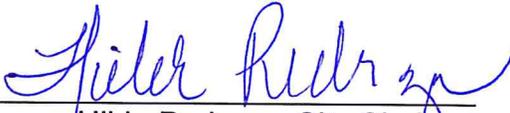
1. Presentation of the proposed budget for FY 2016-2017

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 08th day of September 2016, at 4:30 p.m. and in the City of Pharr web site (www.pharr-tx.gov)





Hilda Pedraza, City Clerk