



AGENDA
PLANNING & ZONING COMMISSION
City Commissioner's Room
118 S. Cage Blvd. April 22, 2013 - 6:00 p.m.

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: Hector Villarreal, Chairman

A. CALL TO ORDER

B. ROLL CALL

C. APPROVAL OF MINUTES – April 8, 2013

D. PUBLIC HEARING:

1. Mauricio Jaramillo, has filed with the Planning and Zoning Commission a request for a change of zone from a Single Family Residential District (R-1) to General Business District (C). The property is legally described as a 1.30 ac tract out of the North 2.0 ac. tract out of the West 5.0 ac of the East 10 ac., Lot 158, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 402 E. Ferguson.
2. Leopoldo Palacios Jr. has filed with the Planning and Zoning Commission a request for a change of zone from a Medium Density Multi-Family (R-3) to a Neighborhood Commercial (N-C). The property is legally described as Lot 9, Block 4, Bustamante Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 817 E. Eller St.

3. Leopoldo Palacios Jr. has filed with the Planning and Zoning Commission a request for a change of zone from a Medium Density Multi-Family (R-3) to Neighborhood Commercial (N-C). The property is legally described as Lot 10, Block 4, Bustamante #2 Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 819 E. Eller St.
4. SDI Engineering, LLC rep. Gabriela E. Martinez, has filed with the Planning and Zoning Commission request for a change of zone from a Single Family Residential District (R-1) to General Business District (C). The property is legally described as Lots 48 & 49, Hidalgo Park Estates Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 329 E. Dicker Rd.

PLAT APPROVAL:

1. AGES, representing Ray Aguilera is requesting preliminary plat approval of the proposed Bealuh Enterprises No. 1 Subdivision. The property is legally described as a tract of land containing 1.15 acre tract of land out of Lot 5, Block 11, A.J. McColl Subdivision, Pharr Hidalgo County, Texas. The property is located at the 1200 Blk. of W. Dicker Rd.
2. R. Gutierrez Engineering, representing Stephen Gano General Consel is requesting preliminary plat approval of the proposed Storage Depot South Pharr Subdivision. The property is legally described as being a 6.164 acre tract of land out of Lot 301 Kelly-Pharr Subdivision, Pharr Hidalgo County, Texas. The property is located at the 5800 Blk. of S. Cage Blvd.
3. Rodriguez Engineering, representing Jesus Hector Trevino and Winnina Trevino are requesting preliminary plat approval of the proposed Re-plat of Sam Houston Dental & Surgery Center Subdivision. The property is legally described as a 1.668 acre tract of land being all of Lot 1 Sam Houston Dental & Surgery Center Subdivision and part of tract 1 and 2, Pharr Hidalgo County, Texas. The property physical address is 413 W. Sam Houston Blvd.
4. Rodriguez Engineering, representing Salil Mangi is requesting preliminary plat approval of the proposed Nephron Subdivision. The property is legally described as being a 1.453 acre tract of land out of tract 1, and forming part out of Lot 187, Kelly-Pharr Subdivision, Pharr Hidalgo County, Texas. The property is located at the 500 Blk. of W. Sam Houston Blvd.

E. ANNOUNCEMENTS/OTHER BUSINESS:

F. ABSENTEE REPORT

G. ADJOURNMENT

I, certify that the above notice of public hearing was posted on the bulletin board at City Hall on this the 19th day of April, 2013, at 2:30 p.m. and in the City of Pharr web site (www.pharr-tx.gov)




Hilda Pedraza, City Clerk