



AGENDA
PLANNING & ZONING COMMISSION
City Commissioner's Room
118 S. Cage Blvd. August 12, 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 – July 22, 2013
- D. PUBLIC HEARING:
 - 1. Danny Buzzard, representing KGI Wireless, has filed with the Planning and Zoning Commission a request for a Conditional Use Permit for the Life-of-the-Use to allow the co-location of telecommunication equipment on an existing tower in an Agricultural Open-Space District (A-O). The property is legally described as a .08 acre tract out of Lot 230, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 610 W. Hall Acres.
 - 2. Alfonso Quintanilla, P.E., R.P.L.S., representing Esponjas Development, Ltd., has filed with the Planning and Zoning Commission a request for a change of zone from a General Business District (C) to a High Density Multi-Family District (R-4). The property is legally described as a 1.91 acre tract of land out of Lot 1, Tropic Star Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1501 S. Cage Blvd.

PLAT APPROVAL:

1. Sames Engineering, representing Jose Luis Gastelum, is requesting final plat approval of the proposed Gastelum Estate Subdivision. The property is legally described as being a 2 Lot subdivision containing 0.625 acres, out of Lot 233, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 1200 Blk. of W. Hall Acres Rd.
2. SDI Engineering, LLC, representing Pompeyo Monroy, is requesting final plat approval of the proposed Pompeyo Commercial Subdivision. The property is legally described as being a 0.303 acre tract of land out of Lot 325, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 100 Blk. of W. Dicker Rd.
3. Rodriguez Engineering, representing Salil Mangi is requesting final 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.
4. R. Gutierrez Engineering, representing Pharr-San Juan-Alamo I.S.D., is requesting final plat approval of the proposed Jaime Escalante Middle School Subdivision. The property is legally described as a 36.189 acre tract of land, being 21.878 acres out of Lot 301, and 14.311 acres out of Lot 302, Kelly Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 6100 Blk. of S. Cage Blvd.
5. Javier Hinojosa Engineering, representing Raul Muñoz, Jr., RMJ Investments, is requesting preliminary plat approval of the proposed Nolana Commerce Subdivision. The property is legally described as being a 4.69 acre tract of land out of Lot 92, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 5000 Blk. of N. US Hwy 281.
6. Quintanilla, Headley and Associates Inc., representing Cruz Cantu III, President for Esponjas Development, LTD., is requesting preliminary plat approval of the proposed Tropic Star Commercial Plaza Subdivision. The property is legally described as being a re-subdivision of a 4.813 acre tract of land out of the south 574 feet of Lot 1 Tropic Star Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 1500 Blk. of S. Cage Blvd.
7. R. Gutierrez Engineering, representing Stephen Gano General Consel is requesting final 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.

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 9th day of August, 2013, at 2:00 p.m. and in the City of Pharr web site (www.pharr-tx.gov)




Hilda Pedraza, City Clerk