



PLANNING & ZONING COMMISSION

City Commissioner's Room

118 S. Cage Blvd. July 27, 2015 – 6:00 p.m.

A meeting of the Planning & Zoning Commission of the City of Pharr was held on Monday, July 27, 2015. The meeting was called to order by Hector Villarreal at 6:00 p.m. at the City Commissioners' Room, located at 118 S. Cage Blvd., 2nd Floor, Pharr, Texas.

ATTENDANCE

MEMBERS PRESENT:	Hector Villarreal Charlie Ramirez	Romeo Robles Tom Greuner
ABSENT:	Guadalupe Cano Tuan Oliva	Victor Carrillo III Criselda Rincon-Flores
OTHERS PRESENT:	See attached list	
STAFF PRESENT:	Edward M. Wylie, Director of Development Services Melanie Cano, Asst. Director of Development Services Roy Torres, Building Official Roland Gomez, Senior Planner Heriberto Martinez, Planner I Johanna Maldonado, Subdivision Coordinator Della Robles, Administrative Secretary	

CALL TO ORDER

Hector Villarreal called the meeting to order at 6:00 p.m. and welcomed all to the meeting. Roll call established a quorum.

APPROVAL OF MINUTES

There being no discussion, Romeo Robles moved the minutes of July 13, 2015, be accepted as submitted. Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved as submitted; Robles: approved as submitted; Ramirez: approved as submitted and Greuner: approved as submitted.

The motion carried unanimously to approve the minutes of July 13, 2015 as submitted.

PUBLIC COMMENTS:

Hector Villarreal called forth the individual who signed up to speak at the Public Comments portion of the meeting.

An individual came forth and introduced himself as Kenneth Fletcher. He addressed the Board Chairman, Board Members, and members of the staff and stated that he really appreciated being in the Boardroom not under the threat of arrest like he tried to enter this room some days ago. He stated he was sorry that he had to rush off from his job but he would have to go back but he forgot his glasses. He stated he was here to thank them for letting the public in here and he started P&Z to find out how in the heck he ended up with Costco in his house. He stated he still has the problems like that. Mr. Fletcher stated that part of the thing was to attend and find out about Magic Valley and they have two trucks and that is considered truck traffic and they are storing stuff outside and they are having a warehouse. He stated he lived next door to that times one hundred yet it is zoned commercial. Mr. Fletcher stated he thinks he is living next to heavy commercial. He stated he would like to have someone explain that to him. He stated that he noticed the meeting and he thinks they re-platted to put Costco there, or subdivided or whatever. He stated there was no notice of meeting there that he had to be concerned with. Getting the video tape back when he left because he had to go back to work on 02/23/2015, everyone was voting against it except for one person and he was not going to say who it was. Against having Magic Valley move there but when they came back he stated he found out by following up, because he is trained to follow up on diseases and stuff and this is sort of a sickness he thinks. He stated it was causing him to be sick too. Mr. Fletcher stated he finds out that when it went into executive session and came out and everyone voted unanimously with the Conditional Permit with the condition of perimeter eight (8) foot wall. He stated that was what they said and it was on the video and everything and on the official record. He stated that he knows that this body is to recommend to the City Commissioners but in the packet for Magic Valley he failed to find a preliminary report which he can understand that. He stated the final report where all the back and forth and the block wall and there is a member of the board that is going to be affected by this and he stated he filled out a Freedom of Information and got the wrong information. He stated that they sent him back and just a copy of the site plan for the existing bank so he had to reapply for the Freedom of Information act and if it was over ten (10) days it was illegal. He stated he gets back a tiny little wall that's seems to be facing towards the West. He stated it was not a perimeter wall and he can tell them that people that live in the mobile home park are still going to get light and everything. He stated if there was no perimeter wall and keep the headlight and noise from the people going through the drive-thru. Mr. Fletcher stated that was his comments and he thanked the Board for their attention and he would be glad to give it in detail and everything. He stated it was hard to speak about since October 2011 in frustration. Mr. Villarreal stated he understands and he would find a manner to look into this area thatMr. Fletcher extended his thanks and stated he was always available in his email and he was to "codo" to pay for, even ten (\$10.00) dollars a month. Mr. Villarreal stated he would see what they could do.

Mr. Villarreal stated they would proceed with the next item on the agenda.

PUBLIC HEARING:

Heriberto Martinez introduced himself as Planner I for the City of Pharr and stated he had three items for recommendation and proceeded to introduce the first item.

MELDEN & HUNT, INC.
Rep. KAMPER INVESTMENTS, LLC.

OP to C
CUP#150539

Melden & Hunt, Inc., representing, Kamper Investments, LLC., owner, is requesting a change of zone from Office Professional District (O-P) to General Business District (C). The property is physically located at 614 South Cage Boulevard. The property consists of one (1) lot and is legally described as Lot 3, Blk. 4, Lowrie Subdivision of tract "T", Pharr, Hidalgo County, Texas. The property fronts South Cage Boulevard, a 120 foot Principal Arterial with a posted speed limit of 30 miles per hour as identified in the City of Pharr's Thoroughfare Plan. The property is currently zoned Office Professional District (O-P). The property was rezoned from Agricultural and/or Open Space District (A-O) to Office Professional District (O-P) on March 30, 1982 when the city adopted the zoning ordinance we use today. The property is designated for commercial use in the Land Use Plan. The owner of the property is requesting a change of zone to General Business District (C) in order to develop the property for retail commercial use. The adjacent zonings are General Business District (C) to the North and West and Office Professional District (O-P) to the East and South. The General Business District (C) is established to provide adequate space and site diversification for most types of commercial development in the City of Pharr. Larger shopping centers and most existing commercial strips along major arterials would be included in this district. This district will be major retail district, with intensive commercial uses and large amounts of retail traffic. The noise, traffic, litter, late-night hours and possible blighting influences require adequate buffering from residential areas, and the traffic from such uses should not pass through residential areas, except on arterials or major collectors. Eight (8) letters were mailed out to the surrounding property owners and a legal notice published in the Advance News Journal. Staff received one person in favor of the item and one person signed up to speak at the public hearing. Planning staff is recommending approval of the request to re-zone to General Business District (C) as the property meets area requirements, has adequate ingress and egress and is compatible with the future land use plan. If approved, applicant must subdivide and comply with all City Ordinances and City Department requirements.

Heriberto Martinez advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item requires a public hearing and stated that there was one person who signed up to speak at the public hearing and to please come forth.

An individual approached the podium and stated his name as Kenneth C. Fletcher and that he still lived next to Costco and he was still getting pollution from them. He stated he was too busy this week and he usually goes out and visits in person the properties. He stated he tries to find something to report to the Board but he yields his time.

Mr. Villarreal asked if there was anyone else who signed up to speak either for or against the item.

There being no further discussion, Tom Greuner **moved** to approve the request for a change of zone from an Office Professional District (O-P) to a General Business District (C). Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Mr. Wylie asked Mr. Villarreal to close the public hearing for the item.

Mr. Villarreal closed the public hearing and opened up to the Planning and Zoning Commission for discussion and action.

There being no further discussion, Tom Greuner **moved** to approve the request for a change of zone from an Office Professional District (O-P) to a General Business District (C). Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried unanimously to approve the request for a change of zone from an Office Professional District (O-P) to a General Business District (C).

MELDEN & HUNT, INC.
Rep. KAMPER INVESTMENTS, LLC.

R-1 to C
CUP#150540

Heriberto Martinez, Planner I, introduced the second item as follows:

Melden & Hunt, Inc., representing, Kamper Investments, LLC., owner, is requesting a change of zone from Single-Family Residential District (R-1) to General Business District (C). The property is located within the 100 Block of West Jones Avenue. The property consists of 0.173 acres of Lot 1 and is legally described as the East one-half of Lot 1, Blk. 4, Lowrie Subdivision of tract "T", Pharr, Hidalgo County, Texas. The property fronts West Jones Avenue, a 70 foot Minor Collector with a posted speed limit of 30 miles per hour as identified in the City of Pharr's Thoroughfare Plan. The property is currently zoned Single-Family Residential District (R-1). The property was rezoned from Agricultural and/or Open Space District (A-O) to Single-Family Residential District (R-1) on March 30, 1982, when the city adopted the zoning ordinance we use today. The property is designated for single-family residential use in the Land Use Plan. The owner of the property is requesting a change of zone to General Business District (C) in order to develop the property for retail commercial use. The adjacent zonings are General Business District (C) to the South and East and Single-Family Residential District (R-1) and General Business District (C) to the North and Single-Family Residential District (R-1) to the West. The General Business District (C) is established to provide adequate space and site diversification for most types of commercial development in the City of Pharr. Larger shopping centers and most existing commercial strips along major arterials would be included in this district. This district will be major retail district, with intensive commercial uses and large amounts of retail traffic. The noise, traffic, litter, late-night hours, and possible blighting influences require adequate buffering from residential

areas, and the traffic from such uses should not pass through residential areas, except on arterials or major collectors. Twelve (12) letters were mailed out to the surrounding property owners and a legal notice published in the Advance News Journal. Staff received one response in favor of the item and one person signed up to speak at the public hearing. Planning staff is recommending approval of the request to re-zone to General Business District (C). Applicant must subdivide and make part of Lots 2 and 3 of Lowrie Subdivision tract "T". If approved, applicant must subdivide and comply with all City Ordinances and City Department requirements.

Heriberto Martinez advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item requires a public hearing and asked if there was anyone in the audience wishing to address this item, either for or against, to please come forth. There being no one who signed up Hector Villarreal closed the public hearing and opened the item to the Planning and Zoning Commission for discussion and action.

Tom Greuner asked if Lots 2 and 3 were owned by the same person. Mr. Wylie affirmed and it was the only way staff was recommending approval. He stated that they were going to re-subdivide all three properties into one property.

There being no discussion, Tom Greuner moved to approve the request for a change of zone from a Single-Family Residential District (R-1) to a General Business District (C). Romeo Robles second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried unanimously to approve the request for a change of zone from a Single-Family Residential District (R-1) to a General Business District (C).

SANTIAGO O. ALANIS

**C to R-3
CUP#150745**

Heriberto Martinez, Planner I, introduced the third item as follows:

Santiago O. Alanis is requesting a change of zone from General Business District (C) to a Medium Density Multi-Family Residential District (R-3). The property is located on the South side of East Ferguson Avenue. The property consists of one (1) Lot and is legally described as the North 0.65 acres of land, more or less, out of Lot 4, Block 145, L.R. Bell Development "E" Subdivision, Pharr, Hidalgo County, Texas. The property fronts East Ferguson Avenue, a 110 foot Principal Arterial which runs East and West with a posted speed limit of 40 miles per hour as identified in the City of Pharr's Thoroughfare Plan. The property is currently zoned General Business District (C). The property was rezoned from Agricultural and/or Open Space (A-O) to General Business District (C) on March 30, 1982 when the city adopted the zoning ordinance we use today. The property is designated for commercial use in the Land Use Plan. The owner of the property is requesting a change of zone to Medium Density Multi-Family Residential District (R-3) in order to build apartments on said property. The adjacent zonings are Two Family Residential

District (R-2) to the North, General Business District (C) to the West and East and Agricultural and/or Open Space District (A-O) to the South. The Medium Density Multi-Family Residential District is established to provide adequate space and site diversification for medium density areas that are a mixture of single-family, duplex, and multifamily dwellings of up to eight units per lot. Multi-Family developments are not a buffer between single-family and commercial uses, and should be properly buffered from nonresidential uses and traffic, or from pollution and or environment hazards. Seventeen (17) letters were mailed out to the surrounding property owners and a legal notice published in the Advance News Journal. Staff received one person in favor of the item and one person signed up to speak at the public hearing. Planning staff is recommending approval of the request to re-zone to Medium Density Multi-Family Residential District (R-3) as the property meets area requirements and has adequate ingress and egress. If approved, applicant must subdivide and comply with all City Ordinances and City Department requirements.

Heriberto Martinez advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item requires a public hearing and asked if there was anyone in the audience wishing to address this item, either for or against, to please come forth. There being no one who signed up Hector Villarreal closed the public hearing and opened the item to the Planning and Zoning Commission for discussion and action.

Tom Greuner asked if the property was surrounded by general business and now they were thinking of using it for multi-family, how it would impact the general business around there. Mr. Wylie stated it would not because the multi-family district is a residential district and it has lower intensity than the general business district. He stated that the effect works the other way around and not lower to higher. Mr. Wylie stated if it was General Business in the middle of residential that would be point of contention but a residential district surrounded by business, the general business was there first and it is not a problem. He stated that the multi-family and the R-4 zoning is transitional as well between the commercial and residential areas. Mr. Wylie corrected himself and stated R-3 instead. Mr. Villarreal stated there was a commercial area in the front. Mr. Wylie stated it belonged to the same owner. Mr. Villarreal stated that the rear had not been developed until now. Mr. Wylie affirmed.

Mr. Villarreal stated there was two separate one story building and he was sure that they have already checked with staff, based on the units that are available to be rented. Mr. Wylie stated that staff has not checked and it would be at the building permit issue and that it is what code requires. Mr. Villarreal asked if staff would go out and check to see if the property was eligible before building.

There being no discussion, Romeo Robles **moved** to approve the request for a change of zone from a General Business District (C) to a Medium Density Multi-Family Residential District (R-3). Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried unanimously to approve the request for a change of zone from a General Business District (C) to a Medium Density Multi-Family Residential District (R-3).

PLAT APPROVAL:

Johanna Maldonado introduced herself as Subdivision Coordinator for the City of Pharr and stated that she had four item for recommendation and proceeded to introduce the item as follows:

R. GUTIERREZ ENGINEERING CORPORATION
Rep. DANIEL GONZALEZ

IGLESIA BAUTISTA
BIBLICA SUBDIVISION
SUB#140612

R. Gutierrez Engineering Corporation, representing Daniel Gonzalez, is requesting final plat approval of the proposed Iglesia Bautista Biblica Subdivision. The property is legally described as being a 0.924 acre tract of land out of the West 610 feet of the East 660 feet of the North 66 feet of the North 561 feet of Lot 325, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 7200 and 7300 Block of South Cage Boulevard. The property is zoned General Business District (C) and Agricultural and/or Open-Space District (A-O). The adjacent zones are Heavy Commercial District (H-C) to the North and West, General Business District (C) to the East, Agricultural and/or Open-Space District (A-O) and General Business District (C) to the South. The property is designated for commercial and single family residential use in the Land Use Plan. Property proposed use: Existing church. Variances: None requested: Planning staff recommends final plat approval of the proposed Iglesia Bautista Biblica Subdivision subject to the following conditions:

STREETS, PAVING AND R.O.W.: 1) No comment.

EASEMENTS: 1) No comment.

SIDEWALK: ADA: 1) No comment.

FIRE PROTECTION: 1) No comment.

WATER: 1) No comment.

SEWER: 1) No comment.

DRAINAGE: 1) No comment.

OTHER: 1) No comment.

Johanna Maldonado advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item does not require a public hearing and opened it up to the Planning and Zoning Commission for discussion and action.

There being no discussion, Tom Greuner **moved** to approve the request for final plat approval of the proposed Iglesia Bautista Biblica Subdivision. Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried by unanimous vote to approve the request for final plat approval of the proposed Iglesia Bautista Biblica Subdivision.

SAM ENGINEERING & SURVEYING INC.
Rep. CESAR GARCIA VIGIL

INTERENLACE
SUBDIVISION
SUB#130822

Johanna Maldonado, Subdivision Coordinator, introduced the second item as follows:

Sam Engineering & Surveying Inc., representing Cesar Garcia Vigil, is requesting final plat approval of the proposed Interenlace Subdivision. The property is legally described as being a 10.00 acre tract of land being the East 10.00 acres of the West 20.00 acres of Lot 358, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 600 and 800 Block of West Anaya Road. The property is currently zoned Limited Industrial District (L-I). The adjacent zones are Single-Family Residential District (R-1) to the North, Limited Industrial District (L-I) to the East and South and Agricultural and/or Open-Space District (A-O) to the West. The property is designated for Industrial use in the Land Use Plan. Property proposed use: Cold storage warehouses. Variances: None requested. Planning staff recommends final plat approval of the proposed Interenlace Subdivision subject to the following conditions:

STREETS, PAVING AND R.O.W.: 1) No comment.

EASEMENTS: 1) No comment.

SIDEWALK: ADA: 1) No comment.

FIRE PROTECTION: 1) No comment.

WATER: 1) No comment.

SEWER: 1) No comment.

DRAINAGE: 1) No comment.

OTHER: 1) No comment.

Johanna Maldonado advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item does not require a public hearing and opened it up to the Planning and Zoning Commission for discussion and action.

There being no discussion, Charlie Ramirez moved to approve the request for final plat approval of the proposed Interenlace Subdivision. Romeo Robles second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried by unanimous vote to approve the request for final plat approval of the proposed Interenlace Subdivision.

DANNENBAUM ENGINEERING COMPANY
Rep. CHARLES MUELLER

CENTER ON RIDGE
ROAD SUBDIVISION
PHASE I SUB#141130

Johanna Maldonado, Subdivision Coordinator, introduced the third item as follows:

Dannenbaum Engineering Company, representing Charles Mueller, is requesting final plat approval of the proposed Center on Ridge Road Subdivision Phase I. The property is legally described as being a 2.161 acre tract of land, out of, Lot 203, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 400 and 500 Block of West Ridge Road. The property is currently zoned General Business District (C) The adjacent zones are Agricultural and/or Open-Space District (A-O) to the North, General Business District (C) to the East, and Agricultural and/or Open-Space District (A-O) to the South and West. The property is designated for commercial use in the Land Use Plan. Property proposed use: Commercial Development. Variances: None requested. Planning staff is recommending final plat approval of the proposed Center on Ridge Road Subdivision Phase I subject to the following conditions:

STREETS, PAVING AND R.O.W.: 1) No Comment.

EASEMENTS: 1) No Comment.

SIDEWALK: 1) No Comment.
ADA:

FIRE PROTECTION: 1) See attach comments.

- WATER:** 1) No Comment.
- SEWER:** 1) No Comment.
- DRAINAGE:** 1) No Comment.
- OTHER:** 1) No Comment.

Johanna Maldonado advised that this item will go before the City Commission Meeting of August 04, 2015 at 5:00 p.m.

Hector Villarreal advised this item does not require a public hearing and opened it up to the Planning and Zoning Commission for discussion and action.

There being no discussion, Tom Greuner **moved** to approve the request for final plat approval of the proposed Center on Ridge Road Subdivision Phase I. Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

Motion carried by unanimous vote to approve the request for final plat approval of the proposed Center on Ridge Road Subdivision Phase I.

SAM ENGINEERING & SURVEYING INC.
Rep. DAVID D. QUINONES
AND SONIA QUINONES

QUINONES COMMERCIAL
SUBDIVISION
SUB#150412

Johanna Maldonado, Subdivision Coordinator, introduced the forth item as follows:

Sam Engineering & Surveying Inc., representing David D. Quinones and Sonia Quinones, are requesting preliminary plat approval of the proposed Quinones Commercial Subdivision. The property is legally described as being 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 within the 300 and 400 Block of North Veterans Boulevard. The property is currently zoned Office Professional District (O-P). The adjacent zones are city limits to the East, General Business District (C) to the South, Single-Family Residential District (R-1A) to the West and Single-Family Residential District (R-1) to the North. The property is designated for commercial use in the Land Use Plan. Property proposed use: Office. Variances: none requested. Planning staff recommends preliminary plat approval of the proposed Quinones Commercial Subdivision subject to the following conditions:

- STREETS, PAVING AND R.O.W.:** 1) Verify the R.O.W. distance.
 2) Dedicate 10' R.O.W. not 20'.
- EASEMENTS:** 1) No Comments.

- SIDEWALK:**
ADA:
- 1) Plat note # 6 should read Veterans Rd. not "I" Rd. and subdivision phase not building permit stage.
 - 2) Add the plat note for ADA compliance ramps and landing.

FIRE PROTECTION: 1) See attach comments.

WATER: 1) No comments.

SEWER: 1) 6" sewer service not 8".

- DRAINAGE:**
- 1) On the drainage district signature box remove the (S's).
 - 2) The drainage report needs to match the directive.

- OTHER:**
- 1) Label the distance from the P.O.B to the ½ iron rod.
 - 2) Verify the iron rods set or found, also label them clearly on the plat.
 - 3) Use degrees to describe the direction not East and West.
 - 4) Label the lot lines clearly.
 - 5) Add plat note: Erosion and sedimentation control shall be in accordance with the current TPDES guidelines.
 - 6) Verify the metes and bounds.
 - 7) Keep the location map 1"=1000' make the box smaller.
 - 8) This is a replat of Gregory Subdivision it needs to be referenced.
 - 9) Contours need to be more legible.

Hector Villarreal advised this item does not require a public hearing and opened it up to the Planning and Zoning Commission for discussion and action.

There being no discussion, Romeo Robles **moved** to approve the request for preliminary plat approval of the proposed Quinones Commercial Subdivision. Tom Greuner second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

ANNOUNCEMENTS/OTHER BUSINESS:

Melanie Cano stated that item one is asking the Planning and Zoning Commission on consideration and action, if any, on moving the regularly scheduled Planning and Zoning Meeting of Monday, August 10, 2015 at 6:00 p.m. to Thursday, August 06, 2015 at 6:00 p.m. She stated that the reason was a conflicting schedule with the Public Outreach Meetings that are taking place on August 10-August 14, 2015.

There being no discussion, Charlie Ramirez **moved** to approve the Planning and Zoning Meeting to Thursday, August 06, 2015 at 6:00 p.m. Romeo Robles second the motion and when put to a vote it polled as follows: Villarreal: approved the request; Robles: approved the request; Ramirez: approved the request and Greuner: approved the request.

ABSENTEE REPORT: Guadalupe Cano, Victor Carrillo III, Criselda Rincon-Flores and Tuan Oliva were the absent members. Charlie Ramirez moved to excuse the absent member. Romeo Robles second the motion and when put to a vote it polled as follows: Villarreal: approved to excuse; Robles: approved to excuse; Ramirez: approved to excuse and Greuner: approved to excuse.

The motion carried unanimously to excuse the absent member.

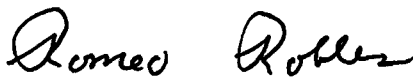
ADJOURNMENT: There being no further business, Romeo Robles moved that the meeting be adjourned. Charlie Ramirez second the motion and when put to a vote it polled as follows: Villarreal: approved to adjourn; Robles: approved to adjourn; Ramirez: approved to adjourn and Greuner: approved to adjourn.

Motion carried unanimously and the Planning and Zoning Meeting adjourned at 6:37 p.m.



Hector Villarreal, Chairman

ATTEST:



Romeo Robles, Vice-Chairman

Audience Attendance Sheet



DATE: JULY 27, 2015

MEETING: P&Z MEETING

NAME: PRINT	ADDRESS:	PHONE NO.	-AGENDA-ITEM NUMBER
<i>[Handwritten signature]</i>	504 E. Diphw...	<i>[Handwritten phone number]</i>	Public Comment
Ivan Garcia	921 S. 10th Ave, Aubrey	(956) 380-5192	E-3
Abraham Jaime	" " "	" "	" "
FRED KURTH	MHI	381-0981	E-1 E-2
Santiago Alanis	1217 E. Ferguson-Pharr	946-9229	E-3