

**NOTICE AND AGENDA
REGULAR MEETING
PLANNING AND ZONING COMMISSION
OCTOBER 9, 2007**

6:00 P.M.

**INTERNATIONAL TRADE AND TECHNOLOGY BUILDING (ITT)
1201 WEST UNIVERSITY DR.
(300 BLOCK OF DR. MIGUEL NEVAREZ DR.)
EDINBURG, TEXAS 78539**

Legend

R-A1	-	Single Family
R-A2	-	Single Family
R-B1	-	Two-Family
R-B2	-	Multi-Family
R-MH	-	Residential Manufactured Home
C-O	-	Office Business
C-1	-	Local Business
C-2	-	General Business
M-1	-	Restricted Industrial
M-2	-	Industrial (General)

1. Call meeting to order, establish quorum
2. Certification of Public Notice
3. Consider Excusing the Absence of Commissioner Brenda Garza from the September 11, 2007 Regular Meeting
4. Consider Excusing the Absence of Commissioner Alma Garza from the September 11, 2007 Regular Meeting
5. Consider Approval of the Minutes of September 11, 2007 Regular Meeting
6. **PUBLIC HEARINGS:**
 - A. Rezoning Request from R-A1 to C-2
Being 5.30 acres out of Lot 7, Section 280, Texas-Mexican Railway Company Survey
Located approximately 653 feet east of North Depot Road (F.M. 1926) on the north side of S.H. 107
Requested by Macyoti Construction (**TABLED 9/11/07**)

PLANNING & ZONING COMMISSION MEETING
OCTOBER 9, 2007
PAGE 2

- B. Renewal of a Special Use Permit for the On-Premise Consumption of Alcoholic Beverages for “Ace Tavern”
Being 0.50 acre tract out of Lot 12, Block 46, Santa Cruz Gardens Unit No. 2
Located at 8419 North U.S. Highway 281
Requested by Graciela Ramirez
- C. Comprehensive Plan Amendment from Auto-Urban Uses to Neighborhood Commercial Uses and the Rezoning Request from R-A1 to C-O
Being Lots 13 & 14, Minnie Fenton Subdivision
Located at 2001 & 1905 East Monte Cristo Road
Requested by Geronimo Gracia
- D. Comprehensive Plan Amendment from Auto-Urban Uses to Industrial Uses and the Rezoning Request from R-A1 to M-1
Being 9.87 acres out of Lot 16, Section 246, Texas-Mexican Railway Company Survey
Located approximately 465.67 feet north of Richardson Road on the west side of “M” Road
Requested by Omar Vela
- E. Comprehensive Plan Amendment from Auto-Urban Uses to Industrial Uses and the Rezoning Request from R-A1 to M-2
Being 2.00 acres out of Lot 3, Section 241, Texas-Mexican Railway Company Survey
Located approximately 900 feet west of U.S. Business Highway 281 on the south side of Russell Road
Requested by Tomas Morales
- F. Rezoning Request from R-A1 to C-2
Being Lots 1 and 2, Texas Trucks and Parts Subdivision
Located at 5814 North U.S. Highway 281
Requested by Rick Hutchens

7. **CONSENT AGENDA:**

- A. Final Plat Approval for Aguinaga Subdivision, A 5.01 acre tract of land out of Lot 64, Ramseyer Gardens Unit No. 1
Located on the west side of Jackson Road approximately 3,290.0 feet north Monte Cristo Road (FM 1925)
Requested by Quintanilla, Headley & Associates, Inc.

PLANNING & ZONING COMMISSION MEETING
OCTOBER 9, 2007
PAGE 3

- B. Final Plat Approval for Haciendas Escondidas Subdivision Phase I
A 10.638 acre tract of land out of Tract 156, San Salvador Del Tule Grant
Located on the east side of Alamo Road, 1 ¼ miles north of Monte Cristo Road (FM 1925)
Requested by Quintanilla, Headley & Associates

- C. Final Plat Approval for Fairhaven Heights Phase IV Subdivision
A 23.264 acre tract of land out of Lot 1, Block 1, John Closner ET AL Subdivision
Located on the north side of Canton Road, approximately 1,275 feet west from its intersection
with Raul Longoria Road
Requested by Melden & Hunt, Inc.


- D. Consider a six (6) month Extension for Victory Villas Subdivision
A 29.603 acre tract of land out of Lot 57, Kelly-Pharr Subdivision
Located on the southwest intersection of Alberta Road and Sugar Road
Requested by Melden & Hunt, Inc.

8. **OTHER BUSINESS**

- A. APA Conference
- B. Official Zoning Map

9. **ADJOURNMENT**

I hereby certify that this notice of meeting was posted in accordance with the Open Meetings Act, V.T.C.A., Government Code, Section 551.041, at the bulletin board located at the main entrance (210 West McIntyre) to the City offices of the City of Edinburg, and on the glass doors of the City Hall Building, visible and accessible to the general public after regular working hours, at 2:00 p.m. on this 5th Day of October, 2007.


Nancy M. Ramirez, Secretary
Planning and Zoning Department

**PLANNING & ZONING COMMISSION MEETING
OCTOBER 9, 2007
PAGE 4**

MEMBERS WHO ARE UNABLE TO ATTEND ARE ASKED TO NOTIFY
THE PLANNING AND ZONING DEPARTMENT AT 292-2088, EXTENSION 106

NOTICE

PERSONS WITH DISABILITIES WHO NEED TO COMMUNICATE MORE EFFECTIVELY WITH CITY OFFICIALS AND WHO MAY NEED AUXILIARY AIDS OR SERVICES SUCH AS INTERPRETERS FOR PERSONS WHO ARE DEAF OR HEARING IMPAIRED ARE REQUESTED TO CONTACT THE OFFICE OF THE CITY SECRETARY AT (956) 383-5661 THREE WORKING DAYS PRIOR TO ANY MEETING SO THAT APPROPRIATE ARRANGEMENTS CAN BE MADE.

dmg-agendas\Oct. 9, 2007