

**PLANNING AND ZONING COMMISSION MEETING
DECEMBER 12, 2012 5:00 P.M.
MISSION CITY HALL – CITY COUNCIL CHAMBERS
1201 E. 8TH STREET
MISSION, TEXAS 78541**

1. Call Meeting to Order, Establish Quorum
2. Certification Of Public Notice
3. Meeting Procedures

The following are the meeting procedures used by the Planning & Zoning Commission:

- A. All items are generally considered as they appear on the agenda. As each item is introduced:
 - B. Staff will present its findings and recommendation on the item being considered.
 - C. Anyone in the audience desiring to speak in favor or in opposition may do so. A 3 minute time limit will be given to each person interested in speaking on the item. The use of a spokesperson for large groups of people will be required.
 - D. The party making the request may make a presentation and may address the Commission on any issues arising during the discussion of the item being considered
 - E. Once the Chair closes the public hearing, the commission may question anyone and maintain any discussion which clarifies the proposal and will then take what action it feels to be appropriate.
4. Consider Approval of Minutes for November 19, 2012
 5. **PUBLIC HEARINGS:**
 - A. Discussion and Action to Amend Future Land Use Map within the boundaries of Taylor Road to the East, Expressway 83 to the North, Anzalduas Hwy. to the West, and Military Road (F.M. 1016) to the South.

**PLANNING AND ZONING COMMISSION MEETING
DECEMBER 12, 2012
PAGE 2**

- B. Rezoning Request from Large Lot Single Family (R-1A) District to Multi-Family Residential (R-3) District
Being a 1.0 acre tract of land, out of Lot 294, John H. Shary Subdivision
Requested by Ernesto Treviño

- C. Conditional Use Permit for the Texas Citrus Fiesta Carnival
Approx. 7.4 acres out of Lot 25-6, W.A.S. &
Lot 1, North Star Plaza Subdivision
January 14, 2013 to January 28, 2013
Requested by Texas Citrus Fiesta, LLC

- D. Conditional Use Permit for Texas Citrus Fiesta Fun Fair
807 N. Conway Ave.
Located at Leo Peña Park
January 26, 2013
Requested by Texas Citrus Fiesta, LLC

- E. Conditional Use Permit for the Manufacturing and Re-Packaging of Peanuts,
Chicharrones, etc. in a C-4 zone
715 N. Glasscock Road, Ste. 5
Located at Lot 5, 83 International Business Plaza Subdivision
Requested by Sazón Latino

- F. Conditional Use Permit for the Sale & On-Site Consumption of Alcohol at “806 Wings & Bar”
2005 W. Mile 3 Road, Suites 1600 & 1700
Located at Lot 7, Block 4, Taurus Estates #9 Subdivision Phase I
Requested by Juan Solis

- G. Conditional Use Permit to Place a Hotdog Stand in a C-2 zone
4009 N. Inspiration Road
Located at Lot 9, Block 5, Taurus Estates #9 Subdivision Phase I
Requested by Elias Mata, Jr.

- H. Conditional Use Permit Renewal to Place a Portable Building for the Sale of Hotdogs in a C-2
zone
3300 N. Inspiration Road
Located at Lot 1, Gomez Estates Subdivision
Requested by Felipe Cruz

- I. Conditional Use Permit Renewal for the Sale & On-Site Consumption of Beer & Wine at
Freebirds World Burrito
2521 E. Expressway 83, Suite 600
Located at Lot 5, Block A, Shary – Taylor Expressway Commercial Subdivision
Requested by Claudia Tienda

**PLANNING AND ZONING COMMISSION MEETING
DECEMBER 12, 2012
PAGE 3**

- J. Conditional Use Permit Renewal for a Home Occupation – Notary Service and Preparation of Income Tax Forms.
1115 Reynosa Street
Located at Lot 2, Block 1, Browning Subdivision
Requested by Larry D. Reyna

- K. Conditional Use Permit Renewal for a Repo-Service “Office Use” in an AO-I Zone
2500 N. Moorefield Road
Located at 10 acre tract excluding the 1.14 acre out of Lot A, B.L. Millers Subdivision
Requested by Roel Buentello, Jr.

- L. Conditional Use Permit Renewal for an existing 12’ x 16’ Portable Building for use as an Auto Sales Office
1609 E. Expressway 83
Located at Lots 3-6, Mission Palms Plaza Subdivision
Requested by Gilberto Rocha (**TABLED 11/19/12**)

6. SUBDIVISIONS:

- A. Preliminary & Final Plat Approval of Santa Lucia Subdivision
15.002 acre tract of land out of Lot 166, John H. Shary Subdivision
Located on the NW corner of Colorado & Taylor Road
Requested by Rio Delta Engineering

7. ADJOURNMENT

Witness my hand this the 7th day of December in the Year of Our Lord, 2012.

Daniel Tijerina, Planning Director

C E R T I F I C A T E

I certify that the notice of meeting was posted on the bulletin board of Mission City Hall, 1201 East 8th Street, Mission, Texas on this the 7th day of December, 2012 at _____ p.m.

Anna Carrillo, City Secretary

NOTICE OF REGULAR MEETING OF THE
PLANNING AND ZONING COMMISSION OF THE CITY OF MISSION

Notice is hereby given that on the 12th day of December, 2012 the Planning and Zoning Commission of the City of Mission will hold a regular meeting at 5:00 p.m. at the Mission Council Chambers, 1201 E. 8th Street, Mission, Texas 78572. The subjects to be discussed are listed on the agenda, which is attached to and made a part of this Notice.

If, during the course of the meeting covered by this Notice, the P&Z Commission should determine that a closed or executive meeting or session of the Commission is required, then such closed or executive meeting or session as authorized by the Texas Open Meetings Act, Texas Government Code Section 551.001 et seq., will be held by the Commission at the date, hour and place given in this Notice or as soon after the commencement of the meeting covered by this Notice as the Commission may conveniently meet in such closed or executive meeting or session concerning any and all purposes permitted by the Act, including, but not limited to the following sections and purposes.

Texas Government Code Section:

- 551.071 Consultation with Attorney.
- 551.072 Deliberation regarding real property.
- 551.073 Deliberation regarding prospective gifts.
- 551.074 Personnel matters.
- 551.076 Deliberation regarding security devices or security audits.
- 551.0785 Deliberations involving medical or psychiatric records of individuals.
- 551.084 Investigation; exclusion of witness from hearing.
- 551.087 Deliberation regarding economic development negotiations
- 551.088 Deliberation regarding test item.

Should any final action, final decision, or final vote be required in the opinion of the Commission with regard to any matter considered in such closed or executive meeting or session, then the final action, final decision, or final vote shall be either:

- (a) in the open meeting covered by the Notice upon the reconvening of the public meeting; or
- (b) at a subsequent public meeting of the Commission upon notice thereof; as the Commission shall determine.

On this the 7th day of December, 2012 this Notice was mailed to news media who had previously requested such Notice and an original copy was posted on the bulletin board at City Hall, 1201 E. 8th Street at _____ p.m. on said date.

Anna Carrillo, City Secretary