

The Public Dial Information to Participate Via Zoom/Telephonic Meeting is as Follows:

Topic: Planning & Zoning Meeting

Time: January 15, 2025 05:30 PM Central Time (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/87312792842?pwd=v8WEqfk8Og00l5F3vgtdZJPH3goxvm.1>

Meeting ID: 873 1279 2842

Passcode: 765000

One tap mobile

+13462487799, Meeting ID: 87312792842 # Password: 765000

**NOTICE OF REGULAR MEETING
PLANNING AND ZONING COMMISSION
JANUARY 15, 2025 5:30 P.M.**

Pursuant to V.T.C.A. Gov. Code Section 551.001, et. Seq., the Planning and Zoning Commission of the City of Mission, Texas will hold a Regular Meeting on **January 15, 2025 at 5:30 p.m. at the Mission Council Chambers, 1201 E. 8th Street, Mission, Texas** to consider the following matters:

Regular Meeting

1. Call to Order
2. Disclosure of Conflict of Interest
3. Citizens Participation
4. Approval of Minutes for December 18, 2024

1.0 PUBLIC HEARINGS

1.1 Election of Chairman and Vice Chairman

1.2 Discussion and Action to amend the Planning and Zoning Commission Bylaws

1.3 Rezoning:

A 0.31 acre tract of land, more or less,
being all the existing 40-foot strip of
United Irrigation District Canal Right-of-Way
Between Lot 38 and 43, Bell-Woods Company's
Subdivision "C"
AO-I to R-2
Trosper Creek, L.P.
Raymundo Platas Merino

1.4 Rezoning:

A 19.06 acre tract of land, more or less,
being the South 19.06 acres of Lot 28-12,
West Addition to Sharyland of Porciones 53-57
AO-I to P
Vanguard Academy, Inc.
c/o Dr. Marisol Rocha

1.5 Conditional Use Permit:

To construct an Indoor/Outdoor
Casa Padel Sports Complex
1508 E. Expressway 83
Lot 2A, Stewart Plaza
C-3
Jesus Guerra

- 1.6 Conditional Use Permit: To Place a Mobile Food Truck –
El Original Ramirez
3314 N. Conway Avenue
Being the Northernly portion of Lot 29-7,
West Addition to Sharyland
C-3
Mario Ramirez
- 1.7 Conditional Use Permit: To extend Hours of Operation and add
Live Music – Las Calles De Mexico Taqueria
308 N. Shary Road, Ste. A
Lot 1, Sundance Crossing
C-3
Las Calles De Mexico, LLC
c/o Stephanie Carrillo
- 1.8 Conditional Use Permit
Renewal: Sale & On-Site Consumption of Alcoholic
Beverages – Chisme Bar & Grill
1512 E. Expressway 83, Suites 108 & 109
Lot 1, Re-Subdivision of Plaza Cantera
(aka Lot 2A and 3, Stewart Plaza Subdivision)
C-3
MN2016, LLC
c/o Molamma B. George
- 2.0 Single Lot Variance: A 0.222 of an acre tract of land, more or less,
being out of a 1.047 acre tract (1.053 acre recorded),
from the western 1.047 acres out of the North 2 acres
of Lot 23, Sharyland Orchard Subdivision
R-1A
Jose Reyes Gonzalez
- 2.1 Single Lot Variance: A 0.440 of an acre tract of land, more or less, being
out of a 1.047 acre tract (1.053 acres recorded), from
the western 1.047 acres out of the North 2 acres of Lot 23,
Sharyland Orchard Subdivision
R-1A
Veronica Lyzett Gonzalez
- 2.2 Single Lot Variance: A 0.385 of an acre tract of land, more or less, being
out of a 1.047 acre tract (1.053 acres recorded), from
the western 1.047 acres out of the North 2 acres of Lot 23,
Sharyland Orchard Subdivision
R-1A
Lyzbett Katherine Gonzalez

- 2.3 Site Plan Approval: Construction of an Indoor/Outdoor Padel Courts Facility (Casa Padel Sports Complex)
Lot 2A, Stewart Plaza Subdivision
C-3
Jesus Guerra
- 2.4 Site Plan Approval: Construction of 3 Duplex Apartment Buildings
2108 E. 1st Street
Lot 24, Las Esperanzas Subdivision
R-3
Victor Hugo Guerra
- 2.5 Site Plan Approval: Construction of 2 Duplexes and 1 Single Standalone Apartment Building
100 N. Dove Street
Lot 23, Las Esperanzas Subdivision
R-3
Victor Hugo Guerra
- 3.0 Variance request by Quintanilla, Headley & Association on behalf of Ricardo Salinas to the Subdivision Code for unrecorded Papillion Square Subdivision, A 1.977 acre tract of land being a 2.00 acre tract out of tract out of Lot 25-11, West Addition to Sharyland a/k/a Papillion Square Subdivision
- 4.0 Preliminary & Final Plat Approval: Trospen Creek Subdivision
Being a 8.21 gross acre tract of land, more or less, out of a portion of Lots 38, 43, and, a portion of a 40.0 foot strip of land claimed fee simple lands held by united irrigation district located between said lots 38 and 43, all out of Bell-Woods Co's Subdivision "C"
R-2
Developer: Raymundo Platas
Engineer: Salinas Engineering & Assoc.

5.0 ADJOURNMENT

Witness my hand this 10th day of January, in the Year of Our Lord, 2025.

Alejandro Hernandez, Assistant 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 10th day of January, 2025 at _____ a.m./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 15th day of January, 2025 the Planning and Zoning Commission of the City of Mission will hold a Regular Meeting at 5:30 p.m. at the Mission City Hall's 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 purposed 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 10th day of January, 2025 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 _____ a.m./p.m. on said date.

Anna Carrillo, City Secretary