



**CITY OF WESLACO
PLANNING & ZONING COMMISSION
REGULAR MEETING
SEPTEMBER 4, 2019**

Notice is hereby given of a Planning and Zoning Commission regular meeting to be held on Wednesday, September 4, 2019, at 5:30 p.m. at the Weslaco City Hall Legislative Chambers, located at 255 South Kansas Avenue, for the purpose of considering the following items:

I.	<u>CALL TO ORDER</u>	Pages
A.	Roll Call/Establish a Quorum	
II.	<u>APPROVAL OF MINUTES</u>	
A.	Approval of the Minutes of the following: 1) Regular Meeting of August 7, 2019	2-7
III.	<u>PUBLIC HEARING</u>	
A.	Discussion and consideration to rezone 2949 & 2941 N. Texas. Also being Lot C1& C2, Apostolic Assembly Church Amended Subdivision, Weslaco, Hidalgo County, and Texas from R-1 One-family dwelling district to B-2 Secondary highway business district. Possible Action.	8-16
B.	Discussion and consideration to approve Conditional Use Permit to operate a boarding facility at 1110 S. Airport Dr., Also being Lot 6 and 7, Ro-Ellen Addition UT. No. 2, Weslaco, Hidalgo County, and Texas. Possible Action.	17-41
C.	Discussion and consideration to approve Conditional Use Permit to obtain a Wine and Beer Retailer's Permit at 400 S Kansas Ave, Also being Lot 1-6, Blk 33, Weslaco Original Townsite, Weslaco, Hidalgo County, and Texas. Possible Action.	42-68
IV.	<u>DISCUSSION AND CONSIDERATION</u>	
A.	Discussion and consideration for the Final Plat for San Jacinto Estates No. 10 – being a 42.25 acre tract of land being all of Farm Tract 87 and 2.25 acres out of Farm Tract 94, West and Adams Tract Subdivision, Hidalgo County, Texas. Possible Action.	69-107
B.	Discussion and consideration for the Final Plat for Tejas Cuatro Phase II Subdivision – being a 21.21 acre tract of land out of Farm Tract 172, West and Adams Tract Subdivision, , Weslaco, Hidalgo County, Texas located approximately 2000 ft North of the intersection of W. Sugar Cane Dr. & Mile 5 ½ West. Possible Action.	108-168
C.	Discussion and consideration for the Final Plat for Garcia Oak Estates Subdivision – being a 2.15 acre tract of land out of Farm Tract 646, West Tract Subdivision, Weslaco, Hidalgo County, Texas located approximately 3055 ft South of Bus 83 along Milanos Rd. Possible Action.	169-194
D.	Discussion and consideration for the Final Plat of Westwood Gardens Subdivision - being a 29 acres out of Farm Tract No. 655, West Tract Subdivision out of Llano Grande Grant, Weslaco, Hidalgo County, Texas located on the Southwest corner of Mile 6 ½ West Road and Mile 7 North. Possible Action.	195-231

- E. Discussion and consideration to approve the Voluntary Annexation of Garcia Oak Estates Subdivision – being a 2.15 acre tract of land out of Farm Tract 646, West Tract Subdivision, Weslaco, Hidalgo County, Texas located approximately 3055 ft South of Bus 83 along Milanos Rd. Possible Action. 232-236
- F. Discussion and consideration for a six month extension of the Final Plat for Ramos Commercial Plaza – being a 2.042 acre out of Farm Tract 124, Block 162, West Tract Addition, Weslaco, Hidalgo County, Texas located, approximately 600 feet North of W Expressway 83. Possible Action. 237-238

V. ADJOURNMENT

CERTIFICATE OF POSTING

STATE OF TEXAS §
HIDALGO COUNTY §
CITY OF WESLACO §

I, Rebekah de la Fuente, do hereby certify that on August 30, 2019, on or before 5:00 p.m., I posted a true and correct copy of the foregoing notice of a Planning and Zoning Commission regular meeting to be held on September 4, 2019. Such posting was done on a bulletin board convenient to the public at City Hall, 255 South Kansas Avenue, Weslaco, Texas, 78596, visible and accessible to the general public during and after regular working hours. This notice was posted on or before this 30th day of August 2019 at 5:00 p.m. and will remain so posted continuously for at least 72-hours preceding the scheduled time of this meeting in accordance with Chapter 551 of the Texas Government Code.

/s/ REBEKAH DE LA FUENTE
Assistant Planning Director