



**CITY OF WESLACO
PLANNING & ZONING COMMISSION
REGULAR MEETING
SEPTEMBER 2, 2020**

Notice is hereby given of a Planning and Zoning Commission regular meeting to be held on Wednesday, September 2, 2020, at 5:30 p.m., VIA ZOOM MEETING for the purpose of considering the following items:

Telephonic conferencing capabilities will be utilized to allow member of the public to participate remotely via Toll Free Dial In Number: 1-888 -788-0099; Meeting ID: 864 9271 0371

Members of the public who wish to participate in Public Hearing on an agenda item must send their name, address and phone number via email to karevalo@weslacotx.gov by 12:00 pm on September 2, 2020. A staff member will contact you with instructions via phone call to address your public comment.

I. CALL TO ORDER

Pages

- A. Roll Call/Establish a Quorum

II. PUBLIC COMMENTS

The Public Comments portion of the meeting promotes a fair and open process for the governance of the City. This portion of the meeting is not intended to be an extended discussion or a debate and is limited to three minutes for each presenter. Due to the Texas Open Meetings Act, the Planning and Zoning Commissioners do not reply; they listen. Matters under litigation are not to be addressed and comments regarding specific City employees and elected officials may be prohibited.

The Public may comment on anything on the agenda, however if you comment on something not included on the agenda, the Commission cannot take any formal action until it is placed on an agenda and notice of the meeting is properly posted. Registration for Public Comments must be submitted to the Planning Department before the Planning and Zoning Commission meeting is called to order. As the Chairman calls upon those who submitted a registration form with the Planning Department, please step to the podium and state your name and address before beginning your presentation.

III. APPROVAL OF MINUTES

- A. Approval of the Minutes of the following:
1) Regular Meeting of July 20, 2020.

2-4

IV. PUBLIC HEARING

- A. Discussion and consideration to approve rezone 3702 S. Westgate. Also being West Tract E1065'-S501.97' Farm Tract 790 being 12.27 AC GR 11.92 AC NET Hidalgo County, and Texas from R-1 One-family dwelling district to R-2 Duplex and apartment district.

5-13

- B. Discussion and consideration to approve Conditional Use Permit to operate an indoor shooting range at 2949 N. Texas Blvd., also being Lot C-1, Amended Apostolic Assembly Church Subdivision, Hidalgo County, and Texas. Possible Action. 14-21
- C. Discussion and consideration to approve Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 501 W. Pike Blvd., also being Block 1, Lot 1-4, Hughes Subdivision, Hidalgo County, and Texas. Possible Action. 22-33

V. DISCUSSION AND CONSIDERATION

- A. Discussion and consideration for the Final Plat for Milanos Estates 2 Subdivision—being a 26.43 acres being out of and forming a portion of Farm Tract 720 and 721, West and Adams Tract Subdivision, Weslaco, Hidalgo County, Texas located on the Northeast corner of Mile 5 ½ West and Mile 6 ½ Road. Possible Action. 34-77
- B. Discussion and consideration for the Final Plat for Airport Heights being 27.080 acre Tract of land of Farm Tract 21 & 22, Block 135, West and Adams Tract Subdivision, Hidalgo County, and Texas located approximately on the North corner of Airport and Business 83. Possible Action 78-113
- C. Discussion and consideration for a six-month extension of 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. along Mile 5 ½ West. Possible Action. 114-115
- D. Discussion and consideration for a six-month extension of the Final Plat for San Jacinto Estates No10. Phase II Subdivision – being 13.49-acre tract of land out of Farm Tract 94, West & Adams Tract Subdivision, Hidalgo County, Texas. Approximately on the Northwest corner of Mile 10 North Road and Mile 4 West Road. Possible Action. 116-117

V. ADJOURNMENT

CERTIFICATE OF POSTING

STATE OF TEXAS §

HIDALGO COUNTY §

CITY OF WESLACO §

I, Rebekah de la Fuente, do hereby certify that on August 28, 2020 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 2, 2020. 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 28th day of August 2020 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

Planning Director