

City Commissioner's Room
118 S. Cage Blvd. January 14, 2019 - 6:00 p.m.

MEMBERS PRESENT:	Danny Wylie Charlie Ramirez	Jonathan Larraga Rafael Munguia
ABSENT:	Luis Madrigal Andy Castro	Romeo Robles
OTHERS PRESENT:	See attached list	
STAFF PRESENT:	Alex Meade, City Manager Roland Gomez, Assistant Director Cristina Garcia, Senior Planner Della Robles, Planner I Eddie Martinez, Planner II Rogelio Rodriguez, Interim Building Official Angie Resio, Secretary	

ITEM D. PLAT APPROVAL

- 1) **MELDEN & HUNT INC., REPRESENTING ANDRES ZUNIGA, PRESIDENT OF ZUKO FAMILY LIMITED PARTNERSHIP, A TEXAS LIMITED PARTNERSHIP, IS REQUESTING PRELIMINARY PLAT APPROVAL OF THE PROPOSED GEMINI SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 37.397 ACRES OUT OF LOTS 367 AND 370, KELLY PHARR SUBDIVISION AND OUT OF LOT 14, BLOCK 1, A RE-SUBDIVISION F CLOSER SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 900 BLOCK OF EAST HI LINE ROAD. SUB# 181238**

Eddie Martinez, Planner II, introduced the item. He stated the property is currently zoned Agricultural Open Space District (A-O). The adjacent zones are Agricultural Open Space District (A-O) to the north, east and west and Limited Industrial District (L-I) and Agricultural Open Space District (A-O) to the south. The property is designated for industrial use in the Land Use Plan. He added no variances were being requested and staff recommended preliminary plat approval of the proposed Gemini Subdivision subject to the conditions.

At this time Chairman, Danny Wylie, advised a public hearing was not required and opened the item for discussion and action.

There being no discussion Rafael Munguia moved to approve the request for preliminary plat approval of the proposed Gemini Subdivision. Charlie Ramirez seconded the motion and when put to a vote, it carried unanimously.

- 2) **PABLO SOTO JR., P.E., REPRESENTING ROSANA RIOJAS, PRESIDENT OF RICH HERITAGE CONSTRUCTION, INC., IS REQUESTING PRELIMINARY PLAT APPROVAL OF THE PROPOSED HERITAGE MANOR NO. 2 SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING THE EAST 4.62 ACRE OF THE NORTH 5 ACRES OF THE SOUTH 15 ACRES OF LOT 121, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 3400 BLOCK OF NORTH SUGAR ROAD. SUB# 180720**

Eddie Martinez, Planner II, introduced the item. He stated the property is currently zoned Medium Density Multi-Family District (R-3). The adjacent zones are Agricultural Open Space District (A-O) and Heavy Industrial District (H-I) to the north, Single Family Residential District (R-1) to the east and west and Agricultural Open Space District (A-O) and Single Family Residential District (R-1) to the south. The property is designated for single family residential use in the Land Use Plan. He added no variances were being requested and staff recommended preliminary plat approval of the proposed Heritage Manor No. 2 Subdivision subject to the conditions.

At this time Chairman, Danny Wylie, advised a public hearing was not required and opened the item for discussion and action.

Jonathan Larraga asked staff if an additional street to enter and exit the subdivision would be added or if all traffic would enter through Sugar Road.

Eddie Martinez, Planner II, stated there is going to be a proposed public street within the front area of the apartments.

Jonathan Larraga asked staff if the area will have like a cul-de-sac at the end of the street.

Eddie Martinez, Planner I, stated the plans indicate a cul-de-sac towards the end of the street.

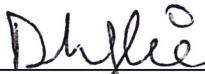
There being no further discussion Jonathan Larraga moved to approve the request for preliminary plat approval of the proposed Heritage Manor No. 2 Subdivision. Rafael Munguia seconded the motion and when put to a vote, it carried unanimously.

ITEM F. ANNOUNCEMENTS/OTHER BUSINESS

None.

ITEM I. ADJOURNMENT

There being no further business Charlie Ramirez moved to adjourn. Jonathan Larraga second the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 6:09 p.m.



Chairman, Danny Wylie

ATTEST:



Luis Madrigal, Secretary

APPROVED: 1-28-19