MINUTES
PLANNING & ZONING COMMISSION
City Commissioner's Room
118 S. Cage Blvd. July 22, 2019 - 12:00 p.m.

A meeting of the Planning & Zoning Commission of the City of Pharr was held on Monday, July 22, 2019 and following is the record of attendance.

MEMBERS PRESENT:	Danny Wylie	Charlie Ramirez
	Jonathan Larraga	Luis Madrigal
	Romeo Robles	
ABSENT:	Rafael Munguia	Andy Castro
OTHERS PRESENT:	See attached list	
STAFF PRESENT:	Patricia Rigney, City Attorney	
	Melanie Cano, Director	
	Roland Gomez, Assistant Director	
	Cristina Garcia, Senior Planner	
	Eddie Martinez, Planner II	
	Roy Rodriguez, Interim Building Official	
	Rita Galvan, Administrative Assistant	
	Iris Mata, Secretary	

ITEM A. CALL TO ORDER

Chairman, Danny Wylie, called the meeting to order at 12:00 p.m. Roll call established a quorum.

Charlie Ramirez moved to **excuse** the absent members. Jonathan Larraga seconded the motion and when put to a vote it carried unanimously.

ITEM B. APPROVAL OF MINUTES

1) MINUTES OF PLANNING AND ZONING COMMISSION WORKSHOP OF JULY 2, 2019.

Chairman, Danny Wylie, introduced the item.

There being no discussion Romeo Robles moved to **approve** the minutes of July 2, 2019. Charlie Ramirez seconded the motion and when put to a vote, it carried unanimously.

2) MINUTES OF JULY 8, 2019

Chairman, Danny Wylie, introduced the item.

Romeo Robles stated he voted against Item C2 and the minutes state the vote was unanimous. He requested a change to the minutes be made to reflect his vote.

Iris Mata, Secretary, stated the correction would be made.

There being no further discussion Jonathan Larraga moved to **approve** the minutes of July 8, 2019. Charlie Ramirez seconded the motion and when put to a vote, it carried unanimously.

ITEM C. PUBLIC HEARING

None.

ITEM D. PLAT APPROVAL

1) J & R ENGINEERING, LLC, REPRESENTING SERGIO ESPINOSA MORIN, OWNER, IS REQUESTING PRELIMINARY PLAT APPROVAL OF THE PROPOSED ESPINOSA ACRES SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 0.474 OF AN ACRE TRACT OF LAND, MORE OR LESS, BEING A RE-PLAT OF ALL LOTS 9 AND 10, BLOCK 1, ELLERS SUBDIVISION AND THE EAST 15 FEET OF LOT 16, BLOCK 1, PALM TERRACE SUBDIVISION AND BOTH ARE OUT OF LOT 197, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 200 BLOCK OF WEST JACKSON AVENUE. SUB#190513

Eddie Martinez, Planner II, introduced the item. He stated the property is currently zoned Single Family Residential District (R-1). The adjacent zones are Single Family Residential District (R-1) to the north, south, east and west. The property is designated for single family use in the Land Use Plan. He added no variances were being requested and staff recommended preliminary plat approval of the proposed Espinosa 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.

Luis Madrigal arrived at 12:03 p.m.

Chairman, Danny Wylie, asked if Jackson Road was different than Jackson Avenue.

Eddie Martinez, Planner II, stated Jackson Road and Jackson Avenue were different roads.

There being no further discussion Jonathan Larraga moved to **approve** the request for preliminary plat approval of the proposed Espinosa Subdivision. Charlie Ramirez seconded the motion and when put to a vote, it carried unanimously.

ITEM E. ANNOUNCEMENTS/OTHER BUSINESS

Melanie Cano stated during the Planning and Zoning Workshop she forgot to mention an approved ordinance for oversized storage. She stated oversized storages, over one hundred and twenty (120) square feet, would be classified as permitted uses versus conditional use. Ms. Cano continued to state oversized storage units would be handled at staff level and building permit review.

ITEM F. CLOSED SESSION

None.

ITEM G. RECONVENE

None.

ITEM H. ADJOURNMENT

There being no further business Romeo Robles moved to **adjourn**. Luis Madrigal second the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 12:05 p.m.

Chairman, Danny Wylie

ATTEST:

Andy Castro, Secretary

APPROVED: August 12, 2019