

MINUTES
PLANNING & ZONING COMMISSION

City Commissioner's Room
118 S. Cage Blvd. February 1, 2024 - 12:00 p.m.

A meeting of the Planning & Zoning Commission of the City of Pharr was held on Thursday, February 1, 2024 and following is the record of attendance.

MEMBERS PRESENT: Danny Wylie
Ruben Luna
Charlie Ramirez
Andy Castro

ABSENT: Rafael Munguia
Mercedes Guillen
Romeo Robles
Jonathan Larraga

STAFF PRESENT: Ricardo Rodriguez Jr., City Attorney
Kimberly Mendoza, Director of Development Service
Ruben Alfaro, City Engineer
Joe Garza, Asst. Director of Development Services
Juan Vasquez, Commercial Industrial Development Specialist
Eddie Martinez, Planner III
Joanna Villarreal, Planner I

ITEM A. CALL TO ORDER

1) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT MEMBER

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

Board Member Charlie Ramirez moved to excuse the absent members. Board Member Andy Castro seconded the motion and when put to a vote it carried unanimously.

ITEM B. PUBLIC TESTIMONY

Chairman Danny Wylie asked if anyone signed up to speak.

Joanna Villarreal, Planner I, stated there was no one who signed up to speak.

ITEM C. PUBLIC HEARING

None.

ITEM D. PLATS:

- 1) RUBEN ALFARO, P.E., ENGINEERING THE CITY OF PHARR, IS REQUESTING PRELIMINARY AND FINAL PLAT APPROVAL OF THE PROPOSED PHARR HEALTH SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING AN 11.227 ACRES TRACT OF LAND BEING THE NORTH 594.00 FT. OF THE WEST 823.20 FT. OF LOT 7, BLOCK 4, A.J. MCCOLL SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 4800 NORTH JACKSON ROAD. SUB#240102

Eddie Martinez, Planner III, introduced the item and went over the property's legal description. He stated the property was located at 4800 North Jackson Road and was currently zoned General Business District (C) and Agricultural and/or Open Space District (A-O) the adjacent properties were zoned Residential Multi-Family High Density District (R-MFHD) to the north, Agricultural and/or Open Space District (A-O) to the east, General Business District (C) to the south and city limits to the west. He further stated the property was designated for commercial use in the Land Use Plan and the proposed use was medical.

Eddie Martinez, Planner III, stated staff recommended preliminary and final plat approval of the proposed Pharr Health Subdivision subject to the conditions noted in the packet.

There being no discussion, Board Member Charlie Ramirez moved to approve the request for preliminary plat approval of the proposed Pharr Health Subdivision. Board Member Ruben Luna seconded the motion and when put to a vote, it carried unanimously.

ITEM E. ANNOUNCEMENTS/OTHER BUSINESS:

None.

ITEM F. CLOSED SESSION

None.

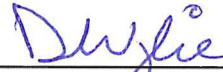
ITEM G. RECONVENE:

None.

ITEM H. ADJOURNMENT

There being no further business, Board member, Andy Castro **moved** to adjourn. Board Member Charlie Ramirez seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 12:03 p.m.

PLANNING & ZONING COMMISSION



Danny Wylie, Chairman

ATTEST:



Andy Castro, Secretary

APPROVED: February 12, 2024