



**REGULAR MEETING OF THE  
PLANNING AND ZONING COMMISSION**

**WEDNESDAY, APRIL 11, 2018, AT 5:30 P.M.  
CITY HALL TOWN HALL, 118 E. TYLER AVENUE, HARLINGEN, TX**

**This is not a Meeting of the Harlingen Elective Commission; however, a quorum of the City Commission may be present. Other City Board members may also be present.**

## **AGENDA**

### **PLEDGE OF ALLEGIANCE / WELCOME**

### **CITIZEN COMMUNICATION**

1. Approval of Minutes: Regular Meeting of March 14, 2018
2. Consent Agenda  
All items listed below in the consent agenda considered routine or ministerial in nature and will be enacted with one motion. There will be no separate discussion of items unless a Commissioner or citizen so requests; in which case the item(s) will be removed from the consent agenda and considered separately.
  - a. Consider and take action to approve the preliminary plat of the proposed Bass Interstate 2 Subdivision, being 9.49 acres out of a 4.50 acre tract of land out of a 7.07 acre in Block 153, Adams Gardens Subdivision "C", and a 2.55 acre tract of land out of a 7.07 acre in Block 153, Adams Gardens Subdivision, and a 2.44 acre tract of land out of the south 10 acres of Blok 153, Adams Gardens Subdivision "C", located on the north side of W Expressway 83, east of Bass Blvd. Applicant: David Flinn of Ferris, Flinn & Medina, LLC, c/o Will Haraway
  - b. Consider take action to approve the preliminary plat of the proposed Fuentes Subdivision, being 10.28 Acres of land in Block 48, Collins Subdivision, located on the east side of Rabb Rd, north of High Canal Rd. Applicant: Michael Rios of Rios Surveying, LLC, c/o Victor E Naranjo & Dora Comfort.
3. Consider and take action to recommend to the City Commission a variance with regard to the fire hydrant requirement for the proposed Jaramillo #2 Subdivision, bearing a legal description of a replat of Lot 1, Block 1, Tri-Ben Subdivision, located on the east side of Sam Houston Blvd, north of Canelo Loop. Applicant: Frank Rios of Rios Surveying, LLC, c/o Jose Antonio Jaramillo.
4. Consider and take action to recommend to the City Commission a variance with regards to the 4 to 1 lot ratio for the proposed Waite Subdivision, bearing a legal description of

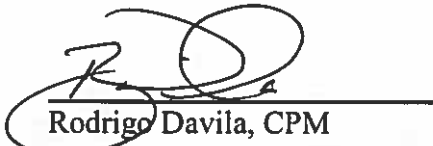
10.02 acres of land out of Block 79, Minnesota-Texas Land and Irrigation Co., located on the east side of Louisiana Rd north of Tio Cano Lake Cross. Applicant: Dustin Moore of Moore Land Surveying, LLC, c/o Debra Waite.

5. Request to rezone from Offices (“O”) District to General Retail (“GR”) District for Lots 2 and 3, Block 2, Hospital Heights Subdivision, located at 1616 South Carolina Avenue. Applicant: Eric Abeln
  - a. Public Hearing
  - b. Consider and take action to recommend the rezoning to the City Commission.
  
6. Planning and Zoning Manager’s report by: Joel Olivo, Planning and Zoning Manager
  - a. Future Subdivisions Pending P&Z Commission Approval
  - b. Status of Items considered at the March 14, 2018 P&Z Commission Meeting
  
7. Planning and Development Director’s report, by: Rodrigo Davila, Planning and Development Director

A closed executive session may be held if the discussion of any of the above agenda items concerns one of the following:

1. Contemplated or pending litigation, or matters where legal advice is requested of the City Attorney. Section 551.071 of the Texas Open Meetings Act.
2. The purchase, exchange, lease, or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.072 of the Texas Open Meetings Act.
3. A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Section 551.073 of the Texas Open Meetings Act.
4. Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Section 551.074 of the Texas Open Meetings Act.
5. The deployment, or specific occasions for implementation of security personnel or devices. Section 551.076 of the Texas Open Meetings Act.
6. Deliberations regarding Economic Development negotiations. Section 551.087 of the Texas Open Meetings Act.

**POSTED** the 6<sup>th</sup> day of April 2018, at 4:00 p.m. and to remain so posted and continuously for at least 72 hours preceding the scheduled time of said meeting.

A handwritten signature in black ink, appearing to read 'Rodrigo Davila', is written over a solid horizontal line. The signature is stylized with large, overlapping loops.

Rodrigo Davila, CPM  
Planning and Development Director