

**PLANNING AND ZONING COMMISSION
NOTICE OF PUBLIC MEETING**

**City of Laredo City Hall
City Council Chambers
1110 Houston Street
Laredo, Texas
August 16, 2018
6:00 p.m.**

MEETING AGENDA

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. CONSIDER APPROVAL OF MINUTES OF :
 - A. Regular Meeting of July 19, 2018
 - B. Regular Meeting of August 2, 2018
5. CITIZEN COMMENTS
Citizens are required to fill out a witness card and submit it to a City Planner, or designee, no later than 5:45 p.m. and identify themselves at the microphone. Comments are limited to three (3) minutes per speaker. No more than three (3) persons will be allowed to speak on any side of an issue. Should there be more than three (3) people who wish to speak on a particular issue, they need to select not more than three (3) representatives to speak for them and the presiding officer may limit the public comments further in the interest of an orderly meeting. Speakers may not pass their minutes to any other speaker. Comments should be relevant to City business and delivered in a professional manner. No derogatory remarks will be permitted.
6. PUBLIC HEARING AND RECOMMENDATION OF AN ORDINANCE:

CITY CLERK'S OFFICE

AUG 16 2018 5:06

RECEIVED

- A. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 19.179 acres, Porcion 37, Abstract 410, Jose Bartolo Chapa, Vimososa II, Tract No. 5, located South of Soria Dr. and East of US Hwy. 83, from R-3 (Mixed Residential District) to R-1A (Single Family Reduced Area District).
ZC-73-2018
District I
- B. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 5.26 acre tract in Porcion 35, Abstract 546, Jose M Diaz, Original, located at West of Katiana Dr., from R-1 (Single Family Residential District) to R-1A (Single Family Reduced Area District).
ZC-76-2018
District I
- C. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 7.45 acre tract in Porcion 35, Abstract 546, Jose M. Diaz Original, located at South of S Texas Ave., and West of Katiana Dr. from R-1 (Single Family Residential District) to R-1A (Single Family Reduced Area District).
ZC-77-2018
District I
- D. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 1.6432 acre tract, Porcion 31, Abstract 3116, J. Trevino Original, located at 4200 Jaime Zapata Memorial Highway, from R-3 (Mixed Residential District), B-1 (Limited Business District) and B-3 (Community Business District) to B-4(Highway Commercial District).
ZC-75-2018
District II
- E. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 1, Block 1, Las Blancas Residential Subdivision, located at 8201 Mejia Rd., from R-1A (Single Family Reduced Area District) to B-3 (Community Business District).
ZC-71-2018.
District II
- F. Amending the Zoning Ordinance (Map) of the City of Laredo by authorizing a Conditional Use Permit for a Children's Amusement Services (Outdoors). Lots 7 and 8, Block 2, San Jose Subdivision, located at 6321 and 6323 Casa Del Sol Blvd.
ZC-67-2018

District V

- G. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 5.37 acres out of three comprised tracts, of Abstract 496, Geo H Hall Original; Abstract 648, J.W. Cody Original; and Abstract 660, D. Sanchez Original, located East of Casa Verde Rd., and South of Lucia Ct., from R-1 (Single Family Residential District) to R-1A (Single Family Reduced Area District).

ZC-53.B-2018

District V

- H. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 1.85 acre tract of land, also known as Lot 11 and Lot 12, Casa Verde Acres Subdivision (unrecorded), out of Survey 1021, G.B. & C.N. G.R.R.C.O., Abstract 64, and Survey 2150, D. Sanchez, Abstract 660, located north of Jacaman Rd. and west of Casa Verde Rd., from R-1 (Single Family Residential District) to B-4 (Highway Commercial District).

ZC-74-2018

District V

- I. Amending the Zoning Ordinance (Map) of the City of Laredo by authorizing a Conditional Use Permit for vehicle/truck storage and business storage on Lot 1, Block 1, JDK, located at 23909 F.M. 1472 Rd.

ZC-72-2018

District VII

- J. Amending the Zoning Ordinance (Map) of the City of Laredo by authorizing a Special Use Permit for a Restaurant Serving Alcohol on Lot 11, Block 573, Western Division, located at 2601 San Bernardo Ave.

ZC-78-2018

District VIII

7. PUBLIC HEARING AND RECOMMENDATION OF THE FOLLOWING ANNEXATION TRACTS:

- A. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 19.28 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 1 (City of Laredo Fire Station No. 13 Tract), north of F.M. 1472 and east of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.

- B. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 14.33 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 2 (J. O. Alvarez Tract), north of F.M. 1472 and west of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.
- C. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 4.65 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 3 (Gerardo Rodriguez Tract), north of F.M. 1472 and east of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.
- D. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 2.9455 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 4 (Modern Construction Tract), north of F.M. 1472 and west of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.
- E. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 6 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 5 (Angulo Properties Tract), north of F.M. 1472 and west of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.
- F. Public hearing and recommendation the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 51.77 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 6 (Rozum Tract), north of F.M. 1472 and east of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.
- G. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 3.75 acres, more or less, as described by metes and bounds in the attached Exhibit “A”, and known as annexation Tract 7 (Barranco Tract), north of F.M. 1472 and west of Pinto Valle Dr., as required by Section 43.063 of the Texas Local Government Code.

- H. Public hearing and recommendation of the voluntary annexation and initial zoning of B-1 (Limited Business District) on a tract of land totaling 50.24 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 8 (Santa Isabel Subdivision Tract), north at the intersection of F.M. 1472 and Santa Isabel Creek, as required by Section 43.063 of the Texas Local Government Code.
- I. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 1.7225 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 9 (Lot 11-E Ranchitos Los Minerales IV Tract), north of F.M. 1472 and east of El Primero, as required by Section 43.063 of the Texas Local Government Code.
- J. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 3.1699 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 10 (Tract 29 Ranchitos Los Minerales IV Tract), south of F.M. 1472 and west of Silver Mines Rd., as required by Section 43.063 of the Texas Local Government Code.
- K. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 17.91 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 11 (MAPI Properties Tract), north of F.M. 1472 and west of FM 3338, as required by Section 43.063 of the Texas Local Government Code.
- L. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 15.284 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 12 (Nixon Ranch Tract), north at the intersection of F.M. 1472 and Vidal Cantu Rd., as required by Section 43.063 of the Texas Local Government Code.
- M. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 254.017 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 13 (H2, Hurd Urban Development Tract), east of I-35 and north of Bob Bullock/Loop 20, as required by Section 43.063 of the Texas Local Government Code.

- N. Public hearing and recommendation of the voluntary annexation and initial zoning of R-3 (Multi-family Residential District) on a tract of land totaling 0.1579 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 14 (Maxopress Tract), north of SH 359 and east of Serrano Rd., as required by Section 43.063 of the Texas Local Government Code.

- O. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Light Manufacturing District) on a tract of land totaling 13.62 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 15 (Alarcon Tract), north of south of SH 359 and west of EG Ranch Rd., as required by Section 43.063 of the Texas Local Government Code.

- P. Public hearing and recommendation of the voluntary annexation and initial zoning of AG (Agriculture District) on a tract of land totaling 17.61 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 16 (Francisco Guerra, Jr. Tract), north of SH 359 and east of San Carlos Subdivision Phase II, as required by Section 43.063 of the Texas Local Government Code.

- Q. Public hearing and recommendation of the voluntary annexation and initial zoning of M-1 (Single Family Reduced Area District) on a tract of land totaling 86.17 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 17 (Martinez Tract), east of Bob Bullock Lp. and north of SH 359, as required by Section 43.063 of the Texas Local Government Code.

- T. Public hearing and recommendation of the voluntary annexation and initial zoning of M-2 (Heavy Manufacturing District) on a tract of land totaling 298.42 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 18 (Killam #1 Tract), north of Bob Bullock/Loop 20 and west of I-35, as required by Section 43.063 of the Texas Local Government Code.

- U. Public hearing and recommendation of the voluntary annexation and initial zoning of M-2 (Heavy Manufacturing District) on a tract of land totaling 140.95 acres, more or less, as described by metes and bounds in the attached Exhibit "A", and known as annexation Tract 19 (Killam #2 Tract), north of Bob Bullock/Loop 20 and west of I-35, as required by Section 43.063 of the Texas Local Government Code.

8. CONSIDERATION OF THE FOLLOWING PRELIMINARY PLATS AND PRELIMINARY REPLATS:

- A. Preliminary consideration of the Replat of Lot 9, Block 3, Santa Rita Subdivision into Lots 9-A and 9-B, Block 3, Santa Rita Subdivision. The intent is residential. The purpose of this replat is to create two (2) smaller lots from one (1) larger lot.
District III - Alejandro "Alex" Perez.
- B. Preliminary consideration of the Plat of Lago del Valle VII. The intent is residential.
District II - Cm. Vidal Rodriguez
- C. Preliminary consideration of the Replat of Lot 2 & 3, Block 1, Amistad Acres into Lot 2-A & 3-A, Block 1, Amistad Acres. The intent is commercial. The purpose of this replat is reconfigure the lot lines.
District V - Cm. Norma "Nelley" Vielma
- D. Preliminary consideration of the Plat of Lot 12, Block 2, D & J Alexander Phase 15. The intent is commercial.
District V - Cm. Norma "Nelly" Vielma
- E. Preliminary consideration of the Plat of Hidden Heaven Subdivision. The intent is residential.
District VI- Cm. Charlie San Miguel

9. CONSIDERATION OF THE FOLLOWING FINAL PLATS AND FINAL REPLATS:

- A. Final consideration of the Plat of Lot 3, Block 1, Bazan Subdivision. The intent is industrial.
District VI - Cm. Charlie San Miguel

10. DISCUSSION AND POSSIBLE ACTION:

- A. Amending the Laredo Land Development Code, Article IV, Section 24.62 Zoning District and Boundaries, to delete the title of the B-4 Zoning Classification (Highway Commercial District) and to adopt in lieu thereof a new title and text, which new title is High Intense Community Business District, and creating a separate zoning district from the Highway Commercial District Classification, adding a new title and text, which new title is B-5

(Highway Commercial District); providing for publication and effective date.

11. ADJOURNMENT

THIS NOTICE WAS POSTED AT THE MUNICIPAL GOVERNMENT OFFICES, 1110 HOUSTON STREET, LAREDO, TEXAS, AT A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE PUBLIC AT ALL TIMES. SAID NOTICE WAS POSTED FRIDAY, AUGUST 10, 2018 BY 6:00 P.M.

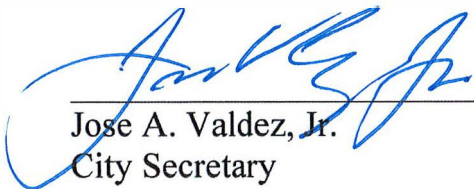
 **DISABILITY ACCESS STATEMENT** 

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Ana G. Villarreal, Planner II, at (956) 794-1613, avillarre3@ci.laredo.tx.us, at least two working days prior to the meeting so that appropriate arrangements can be made. The accessible entrance and accessible parking spaces are located at City Hall, 1100 Victoria Ave.

Información en Español: Personas que planeen asistir a esta reunión y que requieran de servicios, auxiliares como: intérpretes para personas sordas o con discapacidad auditiva, lectores de letra grande o en Braille, o un traductor del idioma español, favor de comunicarse con Ana G. Villarreal, del Departamento de Planificación y Zonificación de la Ciudad, 1120 San Bernardo Ave., al teléfono (956) 794-1620, o por correo electrónico a avillarre3@ci.laredo.tx.us, cinco días hábiles antes de la fecha en la cual se llevara a cabo dicha reunión, para que los arreglos apropiados puedan ser realizados. Materiales en español serán provistos mediante una petición, la cual deberá ser efectuada también anticipadamente.



Nathan R. Bratton
Director of Planning



Jose A. Valdez, Jr.
City Secretary