

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

**City of Laredo City Hall
City Council Chambers
1110 Houston Street
Laredo, Texas
December 1, 2022
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 October 20, 2022.
 - B. Regular Meeting of November 17, 2022.
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:

- A. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 194.29 acre tract of land out of Porcion 41, Eugenio R. Rodriguez, Abstract 269 and Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located east of US Highway 83 and west of Cautro Vientos Road, from R-1A (Single Family Reduced Area District) and B-1 (Limited Business District) to B-3 (Community Business District).

ZC-005-2023

District I

- B. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 8.21 acre tract of land out of Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located east of US Highway 83 and north of Mangana Hein Road, from R-1A (Single Family Reduced Area District) and B-1 (Limited Business District) to B-3 (Community Business District).

ZC-006-2023

District I

- C. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 10.92 acre tract of land out of Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located east of US Highway 83 and north of Mangana Hein Road, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District).

ZC-007-2023

District I

- D. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 31.53 acre tract of land out of Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located north of Mangana Hein Road and west of Cuatro Vientos Road, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District).

ZC-008-2023

District I

- E. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 147.60 acre tract of land out of Porcion 41, Eugenio R. Rodriguez, Abstract 269, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located north of Mangana Hein Road and east of US Highway 83, from R-1A (Single Family Reduced Area District) and B-1 (Limited Business District) to R-2 (Multi-Family District).

ZC-009-2023

District I

- F. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 450.71 acre tract of land out of Porcion 41, Eugenio R. Rodriques, Abstract 269 and Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located east of US Highway 83 and west of Cuatro Vientos Road, from R-1A (Single Family Reduced Area District) and B-1 (Limited Business District) to M-1 (Light Manufacturing District).

ZC-010-2023

District I

- G. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 41.06 acre tract of land, out of Porcion 41, Eugenio R. Rodriques, Abstract 269 and Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located north of Mangana Hein Road and east of Cuatro Vientos Road, from R-1A (Single Family Reduced Area) to B-3 (Community Business District).

ZC-011-2023

District I

- H. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 370.56 acre tract of land, out of Porcion 41, Eugenio R. Rodriques, Abstract 269 and Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located north of Mangana Hein Road and east of Cuatro Vientos Road, from R-1A (Single Family Reduced Area) to M-1 (Light Manufacturing District).

ZC-012-2023

District I

- I. Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning approximately 65.93 acre tract of land, out of Porcion 42, Eugenio Sanchez, Abstract 285, City of Laredo, Webb County, Texas. Being out of South Webb County, Limited a 1,359.81 acre tract as per deed recorded in Volume 1530, Pages 374-386 of the Official Public Records of Webb County, Texas, located north of Mangana Hein Road and east of Cuatro Vientos Road, from R-1A (Single Family Reduced Area) to B-3 (Community Business District).

ZC-013-2023

District I

7. REVIEW AND CONSIDERATION OF THE FOLLOWING MASTER PLAN:

- A. Review of the revision to the D&J Alexander Subdivision Masterplan. The purpose of this revision is to reconfigure phases.

PL-044-2023

District V - Cm. Ruben Gutierrez, Jr.

- B. Review of the revision to the Embarcadero North Masterplan. The intent is industrial.

PL-034-2023

District VII - Cm. Vanessa Perez

- C. Review and consideration of the Embarcadero Southeast Quadrant Masterplan. The intent is industrial and commercial.

PL-033-2023

District VII - Cm. Vanessa Perez

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

- A. Preliminary consideration of the plat of Embarcadero Southeast Quadrant - Phase 1. The intent is for the dedication of right-of-way (Fasken Boulevard/Big Bend and drainage right-of-way).

PL-035-2023

District VII - Cm. Vanessa Perez

- B. Preliminary consideration of the plat of Embarcadero Phase 2 Subdivision. The intent is Industrial.

PL-036-2023

District VII - Cm. Vanessa Perez

- C. Preliminary consideration of the plat of Lot 1, Block 1, Avanti Legacy Rosewood. The intent is multifamily.

PL-032-2023

District VII - Cm. Vanessa Perez

- D. Preliminary consideration of the plat of AEP Fincas Subdivision. The intent is for an electric substation.

PL-037-2023

District III - Cm. Melissa R. Cigarroa and a portion is outside the city limits but within the Extra Territorial Jurisdiction.

- E. Preliminary consideration of Lot 1, Block 1, Millennium Park & Mines Road (FM 1472) Billboard #1 Plat. The intent is commercial (billboard).

PL-038-2023

District VII - Cm. Vanessa Perez

- F. Preliminary consideration of Lot 1, Block 1, FM 1472 Investments, Inc. & Mines Road (FM 1472) Billboard #2 Plat. The intent is commercial (Billboard).

PL-039-2023

District VII - Cm. Vanessa Perez

- G. Preliminary consideration of Villegas Los Presidentes Commercial Plat. The intent is commercial.

PL-046-2023

District III - Cm. Melissa R Cigarroa

- H. Preliminary consideration of the plat of the east one-third of Lot 3 and the west one-third of Lot 4, Block 1915 Eastern Division into Lot 3A. Block 1915 Eastern Division. The intent is residential.

PL-047-2023

District II - Cm. Vidal Rodriguez

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

- A. Final consideration of the plat of Lot 1, Block 1, Hillside Crossing. The intent is multifamily.

PL-028-2023

District V - Cm. Ruben Gutierrez, Jr.

- B. Final consideration of the R&W Subdivision Phase VI. The intent is residential.

PL-042-2023

District I - Cm. Rudy Gonzalez, Jr.

10. RECONSIDERATION OF THE FOLLOWING FINAL PLATS AND FINAL REPLATS:

- A. Final reconsideration of the replat of a 2.0-acre vacated tract and Lot 2, Block 1 Beto's Subdivision Phase 1 into Lot 1, Block 1 Dariana Saunders Plat. The intent is industrial. The purpose of this reconsideration is to modify the method of detention from underground to above ground.

PL-045-2023
District V - Cm. Ruben Gutierrez, Jr.

11. CONSIDERATION OF MODEL SUBDIVISION COMPLIANCE:

- A. Consideration of Model Subdivision Rule Compliance of the replat of Lot 35, Block 1 - Cuatro Vientos Sur Subdivision, Phase V into Vista Del Sur Subdivision, Phase I. The intent is residential.

PL-031-2023
District II - Cm. Vidal Rodriguez

12. ELECTION OF OFFICERS

- A. Election of Chairman
- B. Election of Vice-Chairman

13. 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 WEDNESDAY, NOVEMBER 23, 2022 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 Amanda Pruneda, Planner II, at (956) 794-1613. aprunedal@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.

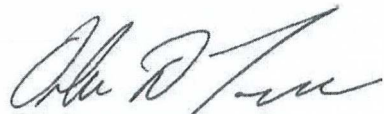
Out of consideration for all attendees of the meeting, please turn off all cellular phones and pagers, or place on inaudible signal Thank you for your consideration.

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

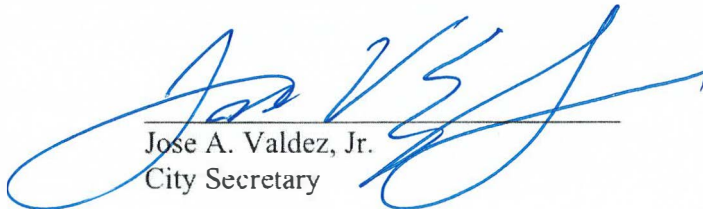
Pursuant to Section 30.07 Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.

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

Amanda Pruneda, del Departamento de Planificación y Zonificación de la Ciudad, 1413 Houston St., al teléfono (956) 794-1613, o por correo electrónico a, aprunedal@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.



Orlando D. Navarro
Director of Planning



Jose A. Valdez, Jr.
City Secretary

REC'D CITY SEC OFF
NOV 23 '22 PM3:28