



MEETING DATE: February 24, 2026

PRESENTED BY: Xavier Cervantes, Director of Planning

AGENDA ITEM: Conduct a public hearing and consideration of a Conditional Use Permit to Construct two (2) electric vehicle charging stations, being Lot 1, Tamkin Subdivision, in a (I-1) Light Industrial District, located at 801 N. Bryan Road. Applicant: Mission Economic Development Corporation (M.E.D.C.), Adoption of Ordinance #_____ - Cervantes

NATURE OF REQUEST:

Project Timeline:

- January 14, 2026 – Application for a Conditional Use Permit (“CUP”) submitted to the City.
- January 23, 2026 – Following State and local law, notice of the required public hearings was mailed to all property owners within 200 feet of the subject tract.
- February 4, 2026 - Public hearing and consideration of the requested Conditional Use Permit by the Planning and Zoning Commission (P&Z)
- February 24, 2026 – Public hearing and consideration of the requested Conditional Use Permit by the City Council.

Summary:

- The subject site is located at the Northwest corner of N. Bryan Road and E. 8th. Street.
- The applicant is proposing to install 2 Level 2 D.C. charging stations. The charging station will be placed within the M.E.D.C. parking lot for public use.
- Access to the chargers would be off N. Bryan Road through a 20’ driveway and off E. 8th. Street through a 22’ driveway.
- Pursuant to Section 1.43 (3)(b) of the City of Mission Code of Ordinances, a gasoline service station or retail outlets where gasoline products are sold require the approval of a conditional use permit by the City Council.
- The proposed hours of operation are as follows: Monday – Sunday, 24Hours.
- The working staff will be 0 employees, self-operated.
- Parking & Landscaping: It is noted that the parking spaces are held in common for this commercial. A total of 275 parking spaces are available for this establishment.
- The Planning staff has not received any objections to the request from the surrounding property owners. Staff mailed out (16) legal notices to surrounding property owners.
- In accordance with the zoning ordinance, the P&Z and City Council may impose requirements and conditions of approval to ensure that a use requested by a Conditional Use Permit is compatible and complementary to adjacent properties.

