

ITEM# 1.2

REZONING:

A 2.850 acre tract being the
South 2.85 acres out of Lot 39,
Bell Wood Company's Subdivision
AO-I to R-2
Aaron H. Balli, Jr.

REVIEW DATA

The subject site is located approximately 1,288' North of W. Mile 2 Road on the West side of Compton Drive. – see vicinity map.

SURROUNDING ZONES:

N:	R-2	- Duplex-Fourplex Residential
E:	AO-I	- Agricultural Open Interim
W:	R-2	- Duplex-Fourplex Residential
S:	AO-I	- Agricultural Open Interim

EXISTING LAND USES:

N:	Vacant
E:	Vacant & La Muñequita Ranch
W:	Apartments
S:	Vacant
Site:	Vacant

FLUM:

Low Density Residential (LD)

REVIEW COMMENTS: The proposed zone does not comply with the City's Future Land Use Map. However, it complies with the fairly new existing land uses. Staff notes that the Future Land Use Map can be amended to reflect the proposed zone. The City Council has approved other rezoning's for Duplex-Fourplex in this area and off of Trosper Road. Staff mailed 17 notices to property owners within a 200' radius of the site to solicit comments in favor or against this request. As of the date of this write-up, staff has not received any comments.

RECOMMENDATION: Staff recommends approval.

41

BELL-WOODS CO.S SUBD. "C"

40

34

42

39

35

14 13 12 11 10 9

THOMPSON RD. 8

1 2 3 4 5 6 7

GILBERTO GUTIERREZ

1 OJEDA

2 SUBD.

43

6 5 4 3 2 1

FAIR HTS.

REZ ST.

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50

1
GODINA

**SITE
LOCATION**

1
IHOP

2

31

LEAL ACRES

30

36

COMPTON RD.

CORNERSTONE
CROSSING



CITY OF MISSION
HIDALGO COUNTY, TEXAS

1201 E. 8th Street
MISSION, TX 78572
PH: (956) 380-8672
FAX: (956) 380-8680

CONWAY (S.H. 107)

No.



**SITE
LOCATION**

COMPTON RD.

N. TROSPER RD.

B2225-00-00C-0034-10 (123511)
VALDEZ DANIELLE A
1901 S VOSS RD NO. 6
HOUSTON TX 77057

B2225-00-00C-0035-20 (123512)
SALINAS MA ESTER
715 MILLER ST
MISSION TX 78572

B2225-00-00C-0035-30 (123513)
PENA BERNARDO JR
C/O BERNARDO PENA SR
306 DOHERTY AVE
MISSION TX 78572

B2225-00-00C-0035-31 (123514)
SALINAS MARIA ESTER
715 MILLER AVENUE
MISSION TX 78572

B2225-00-00C-0035-40 (123515)
JACOBSON STANLEY & MARINA
1505 DOHERTY AVE
MISSION TX 78572

B2225-00-00C-0038-10 (123520)
JACOBSON STANLEY
1505 DOHERTY AVE
MISSION TX 78572

B2225-00-00C-0039-00 (123521)
BALLI AARON
1620 E GRIFFIN PKWY
MISSION TX 78572

B2225-00-00C-0039-10 (123522)
DS 3 DEVELOPMENT LLC
3608 COMPTON DR
MISSION TX 78573

B2225-00-00C-0043-05 (123529)
GONZALEZ JOSE LUIS
717 TIERRA LINDA CIR E
MISSION TX 78572

G3905-00-000-0006-00 (1371172)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0007-00 (1371173)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0008-00 (1371174)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0009-00 (1371175)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0010-00 (1371176)
MAHONEY DAVID
4615 S BRIDGE AVE
WESLACO TX 78596-1393

A4149-00-000-0008-00 (1559724)
AMBER DEVELOPMENT LLC
801 W NOLANA AVE NO 340
MCALLEN, TX 78504-3035

A4149-00-000-0009-00 (1559725)
AMBER DEVELOPMENT LLC
801 W NOLANA AVE NO 340
MCALLEN, TX 78504-3305

A4149-00-000-0010-00 (1559726)
AMBER DEVELOPMENT LLC
801 W NOLANA AVE NO 340
MCALLEN TX 78504-3035