

ITEM# 1.3

REZONING:

1.0 acre tract of land out
of Lot 195, John H. Shary
AO-I to R-3
Benchmark Real Estate Investments, LLC
c/o Epigmenio Gonzalez

REVIEW DATA

The subject site is located approximately 420' east of Shary Road along the south side of E. 4th Street – see vicinity map.

SURROUNDING ZONES:

N:	R-1	- Single-Family Residential
E:	C-3 & R-3	- General Business & Multi-family
W:	C-3	- General Business
S:	C-3	- General Business

EXISTING LAND USES:

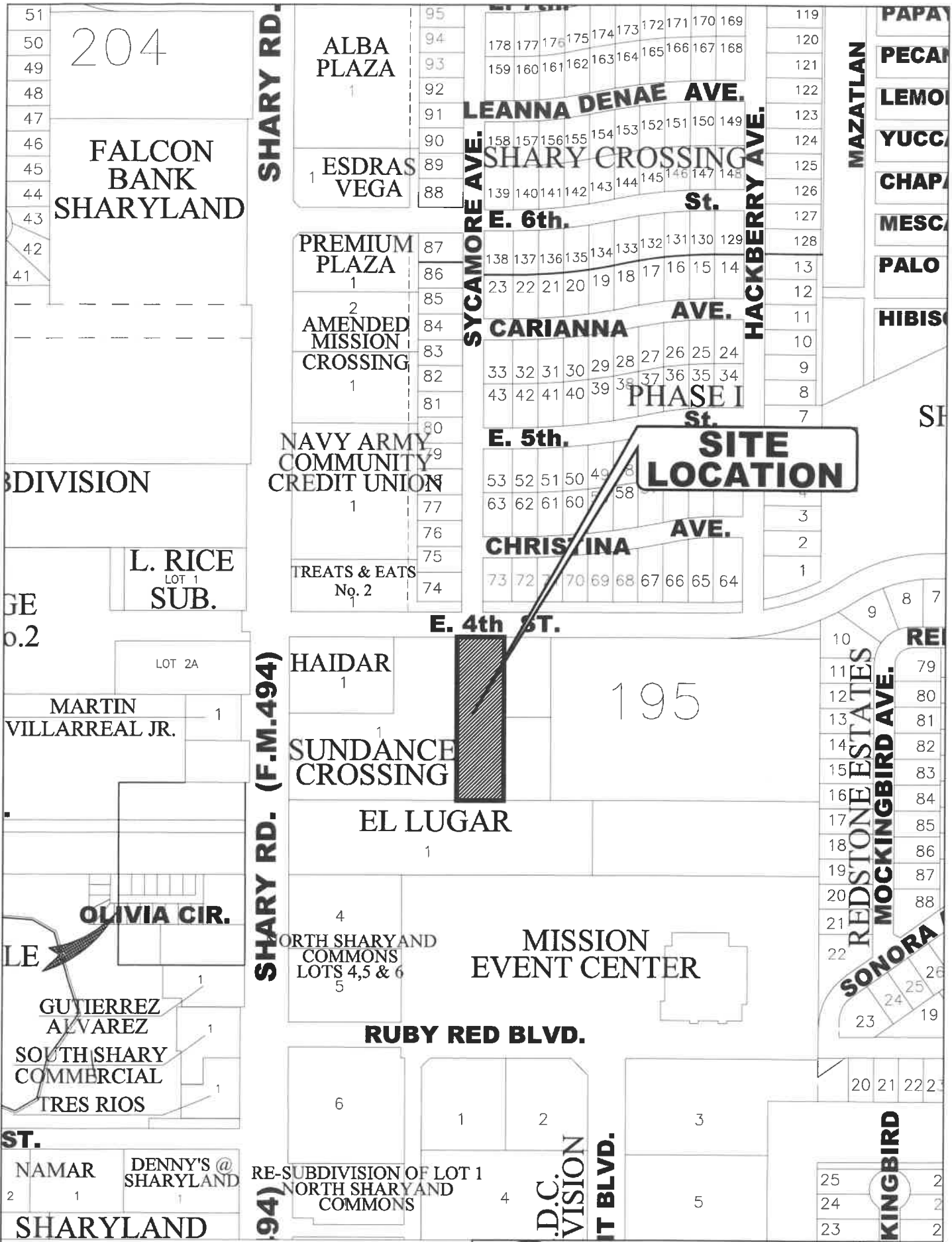
N:	Residential Subdivision
E:	Single-Family Home
W:	IHOP
S:	La Fogata
Site:	Vacant

FLUM:

General Commercial (GC)

REVIEW COMMENTS: The proposed zone does not comply with the City's Future Land Use Map nor surrounding land uses. This property is located between two commercial properties, which would be the best use for this property.

RECOMMENDATION: Staff recommends denial.



204

FALCON BANK SHARYLAND

ALBA PLAZA

ESDRAS VEGA

PREMIUM PLAZA

AMENDED MISSION CROSSING

NAVY ARMY COMMUNITY CREDIT UNION

TREATS & EATS No. 2

Haidar

SUNDANCE CROSSING

EL LUGAR

NORTH SHARYLAND COMMONS LOTS 4,5 & 6

MISSION EVENT CENTER

RUBY RED BLVD.

RE-SUBDIVISION OF LOT 1 NORTH SHARYLAND COMMONS

D.C. VISION

CITY OF MISSION HIDALGO COUNTY, TEXAS

1201 E. 8th Street MISSION, TX 78572

PH: (956) 580-8672 FAX: (956) 580-8680



No.



E. 4TH ST.

SHARY RD.

**SITE
LOCATION**



Texas Parks & Wildlife, Esri, HERE, Garmin, INCREMENT P, USGS, DEFA, JEPDA

S2950-00-000-0195-00 (281059)
LAND GRABBER LLC
550 W 3 MILE LINE
PALMHURST TX 78573

S2950-00-000-0195-20 (281063)
AEP TEXAS CENTRAL COMPANY
PO BOX 16428
TAX DEPARTMENT 27TH FLOOR
COLUMBUS OH 43216

S2950-00-000-0195-30 (281065)
SARAM DEVELOPMENT LLC
300 N SHARY RD
MISSION TX 78572

S2950-00-000-0195-35 (281066)
COMACK INVESTMENTS LP
754 SILVER SPUR DRIVE
WEATHERFORD TX 76087-6419

S2755-01-000-0070-00 (684474)
DE LA COLINA OLGA L GUTIERREZ AND
2426 CHRISTINA WAY
MISSION TX 78572

S2755-01-000-0071-00 (684475)
PAEK ROBIN
ALMA A GARCIA
2424 CHRISTINA AVE
MISSION TX 78572

S2755-01-000-0072-00 (684476)
GALLEGOS MARIA L GONZALEZ & LETICIA GZARATE PEDRO A & MARIA E
2422 CHRISTINA AVE
MISSION TX 78572

S2755-01-000-0073-00 (684477)
2420 CHRISTINA AVE
MISSION TX 78572

S2755-01-000-0074-00 (684478)
CANTU MAYRA J
ALFREDO & MAYRA IBETH VILLASENOR
401 SYCAMORE AVE
MISSION TX 78572

S2755-01-000-0075-00 (684479)
MARTINEZ LUIS A DEL ANGEL
403 SYCAMORE AVE
MISSION TX 78572

H0652-00-000-0001-00 (729298)
HAIDAR PROPERTIES LTD
1601 SOUTH CAGE BLVD SUITE B
PHARR TX 78577

E4397-01-000-0001-00 (20829990)
SARAM DEVELOPMENT LLC
300 N SHARY RD
MISSION TX 78572

T6805-02-000-0001-00 (1013410)
R & L LOZANO LEASING LTD
208 N CAGE BLVD
PHARR TX 78577

M4947-00-000-0001-00 (1238512)
CITY OF MISSION
1201 E 8TH ST
MISSION TX 78572

S7035-00-000-0001-00 (1236061)
GUERRERO JUAN DAVID & DARIELA G
JESUS ARMANDO GUERRERO
960 FALL CRK
GRAPEVINE TX 76051