

ITEM# 1.7

CONDITIONAL USE PERMIT: Home Occupation – Urgent Care Transport
3307 Amethyst Avenue
The North 37.50' of Lot 130A & Lot 130B,
Mountain View Ph. I
R-1
Cesar Elizondo

REVIEW DATA

The subject site is located approximately 100' north of Ramirez Street along the west side of Amethyst Avenue – see vicinity map. The applicant proposes to designate a room within their home to be utilized as an office for dispatching only. The applicant offers transportation service for medical patients, to and from doctor's appointments. Traffic and parking will not be an issue, as the vans will not be parked at the site. The vans would be taken home to the employee's houses on a daily basis. No customers will be going to the home and no sign is proposed.

- **Days/Hours of operation:** Monday - Friday from 7am to 5pm
- **Staff:** 2 employees will man this operation

REVIEW COMMENTS: Staff notes that other similar home occupations have been approved with no concerns. Normally, staff would not require a conditional use permit since there will be no incoming or outgoing traffic and everything will be via phone or online. The applicant is required to get insurance and a business license from the City, therefore the need for a conditional use permit. Staff mailed out 21 notices to property owners within 200' radius and staff received one call in opposition to this request. The concern voiced is that this subdivision has a home owners association that does not allow a business out of a residence.

RECOMMENDATION: Staff recommends approval subject to:

1. 1 year re-evaluation to assess the new business, and
2. Compliance with all City Codes (Building, Health, Fire, etc.)



**SITE
LOCATION**

29-2



CITY OF MISSION
HIDALGO COUNTY, TEXAS

1201 E. 8th Street
MISSION, TX 78572

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

No.

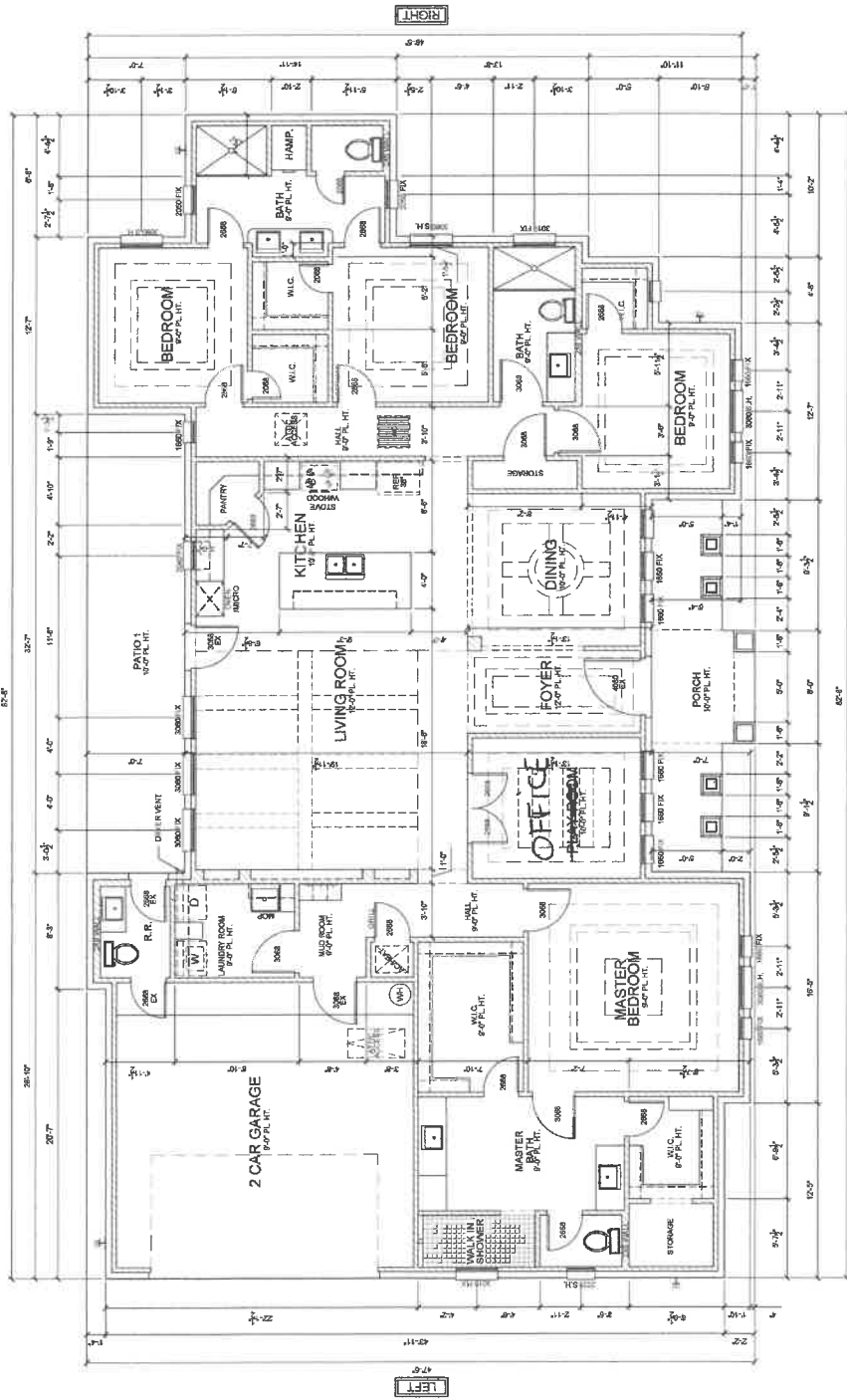
**SITE
LOCATION**

AMETHYST AVE.

RAMIREZ ST.

LOS EBANOS RD.





CONTRACTOR NOTES:

1. TYPICAL PLATE HT. 19'-0" A.F.F. (UNL. WTD)
2. A/C HEAT UNIT TO BE LOCATED IN ATTIC & GLOBET W/ PROPER PAN & DRAINS AS RECD. (220 VOLT) SIZE & LOCATION (BY MECHANICAL CONTRACTOR).
3. ALL WINDOWS & EXTERIOR DOORS TO BE INSULATED TYPE (UNLESS SOLID WOOD).
4. ALL BATHROOM & KITCHEN VENTS TO BE VENTED OUT THRU ROOF OR WALL TO EXTERIOR.
5. PROVIDE ATTIC LIGHTS ABOVE AGHEAT UNIT & STORAGE AREA ABOVE GARAGE AREA.

AREA CALCULATIONS

LIVING AREA:	2628 SQ. FT.
PORCH AREA:	1000 SQ. FT.
PATIO AREA:	228 SQ. FT.
GARAGE:	460 SQ. FT.
TOTAL SLAB:	3466 SQ. FT.

JAG ARCHITECTURAL DESIGN
 RESIDENTIAL ARCHITECTURE
 1500 W. 15TH ST. SUITE 100
 DALLAS, TEXAS 75202
 PHONE: (214) 343-1111
 FAX: (214) 343-1112
 WWW.JAGARCHITECT.COM

Project Title: RESIDENCE
 SHEET NUMBER: 5
 JOB NUMBER: 22-018J
 DATE DRAWN: 6/09
 DRAWN BY: JASON GUERRA

FLOOR PLAN
 (SCALE: 1/4" = 1'-0")



W0100-00-029-0002-00 (317239)
CONTRERAS JOSE L
3405 N LOS EBANOS RD
MISSION TX 78573

W0100-00-029-0002-04 (317243)
CONTRERAS JOSE
3405 N LOS EBANOS RD
MISSION TX 78573

W0100-00-029-0002-08 (508524)
CONTRERAS JOSE & ESTELA
3405 N LOS EBANOS RD
MISSION TX 78573

M5200-00-121-0010-05 (622033)
DE LEON OSCAR JR
OSCAR & ORFA DE LEON
725 N DUNLAP AVE
MISSION TX 78572

P4653-00-000-0015-00 (658514)
SERRANO IRMA AURORA
1502 RAMIREZ ST
MISSION TX 78573

M7003-01-000-0001-00 (724519)
RUIZ CHAPA JOSE DANTE & ALEJANDR
3301 AMETHYST AVE
MISSION TX 78573

M7003-01-000-0029-00 (724547)
MUNIZ SASHUA NOE & ARACELI GARZA
1407 RAMIREZ ST
MISSION TX 78573

M7003-01-000-0062-00 (724580)
BERMEJO ARTURO JR & ERIKA RODRIGUEZ
1404 RAMIREZ ST
MISSION TX 78573

M7003-01-000-0063-00 (724581)
MARTINEZ JUAN JOSE III & JULISSA MA
1406 RAMIREZ ST
MISSION TX 78573

M7003-01-000-0064-00 (724582)
CONFIDENTIAL
1408 RAMIREZ ST
MISSION TX 78573

M7003-01-000-0065-00 (724583)
GARCIA DIANA C
DOMINGO CANTU JR
1407 MOUNTAINVIEW RD
MISSION TX 78572

M7003-01-000-0066-00 (724584)
CAVAZOS JOSE A
1405 MOUNTAIN RD
MISSION TX 78573

M7003-01-000-0067-00 (724585)
ALVARADO OSCAR GARZA
1403 MOUNTAIN RD
MISSION TX 78573

M7003-01-000-0114-00 (724632)
CARLOS KARLO & NORAABLA
1407 ORQUIDEA
MISSION TX 78573

M7003-01-000-0128-00 (724646)
GARCIA CRUZ OMAR
1406 MOUNTAIN RD
MISSION TX 78573

M7003-01-000-0129-00 (724647)
CANTU ENRIQUE & MELISSA NANEZ
1408 MOUNTAIN RD
MISSION TX 78573

M7003-01-000-0133-00 (724651)
GUERRA ALEJANDRO & MARA
3311 AMETHYST AVE
MISSION TX 78573

M7003-01-000-0134-00 (724652)
CERDA JOAQUIN & LETICIA E SALINAS
3313 AMETHYST AVE
MISSION TX 78573

M7003-01-000-0135-00 (724653)
SALAZAR JUAN E JR
3315 AMETHYST AVE
MISSION TX 78573

M7003-01-000-130A-05 (1463060)
ELIZONDO CESAR
3307 AMETHYST AVE
MISSION TX 78573

M7003-01-000-130A-00 (1463059)
ELIZONDO MICHELLE & NARCISO SALIN
3305 AMETHYST AVE
MISSION TX 78573