

ITEM# 1.4

CONDITIONAL USE PERMIT: Mobile Food Truck- El Muñeco
2509 Colorado Street, Ste. 205
Lot 1, Block 2, Santa Lucia Development
C-3
Juan Chapa

REVIEW DATA

The subject site is located near the NW corner of Colorado and Taylor Road along the north side of Colorado Street – **see vicinity map**. The applicant is leasing a space on the Mobile Food Park and would like to place his mobile food truck to offer tacos and tostadas. Access to the site will be provided off of Colorado or Taylor Road through existing 24' driveways.

- **Days & Hours of Operation:** Tuesday – Sunday from 5:00 pm to 11:00 pm
- **Employees:** 3 employees
- **Parking & Landscaping:** The Mobile Food Park measures 134' x 72' for a total of 9,648 sq. ft. Based on the square footage they are required 23 parking spaces. The landlord has a total of 67 parking spaces available for this area and has submitted a written agreement to use the parking spaces from the commercial plaza if needed.
- **Other Requirements:** Must comply with all Building, Fire and Health Codes.

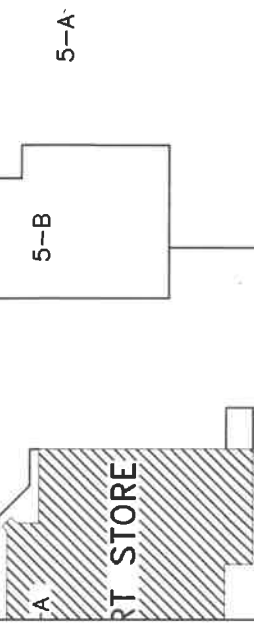
REVIEW COMMENTS: Staff mailed out 16 notices to property owners within 200' radius and staff has not received any comments in favor or against the request.

RECOMMENDATION: Staff recommends approval subject to:

- 1) 1 yr. re-evaluation in order to assess this new operation,
- 2) Must comply with all City Codes (Building, Fire, Health, etc.) and
- 3) Must acquire a business license prior to occupancy.

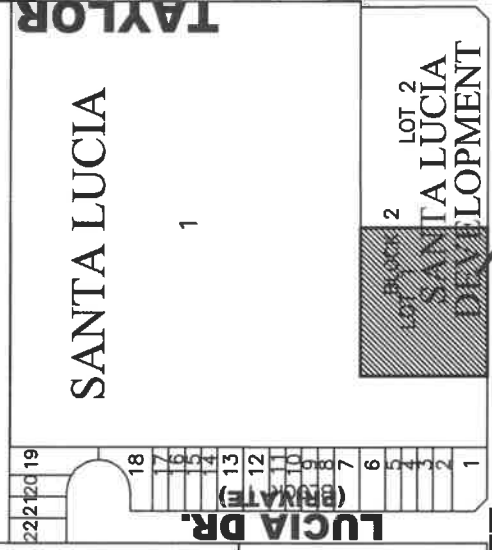
MOVIES 17 - MISSION

S 1-A, 1-B, 5-A, 5-B & 5-C
SHARYLAND PLACE SUBD.



SHARYLAND
TERRACE
LOT A

65
NAVIN
1



SANTA LUCIA

1

LOT 2
SANTA LUCIA
DEVELOPMENT

**SITE
LOCATION**

COLORADO STREET

167

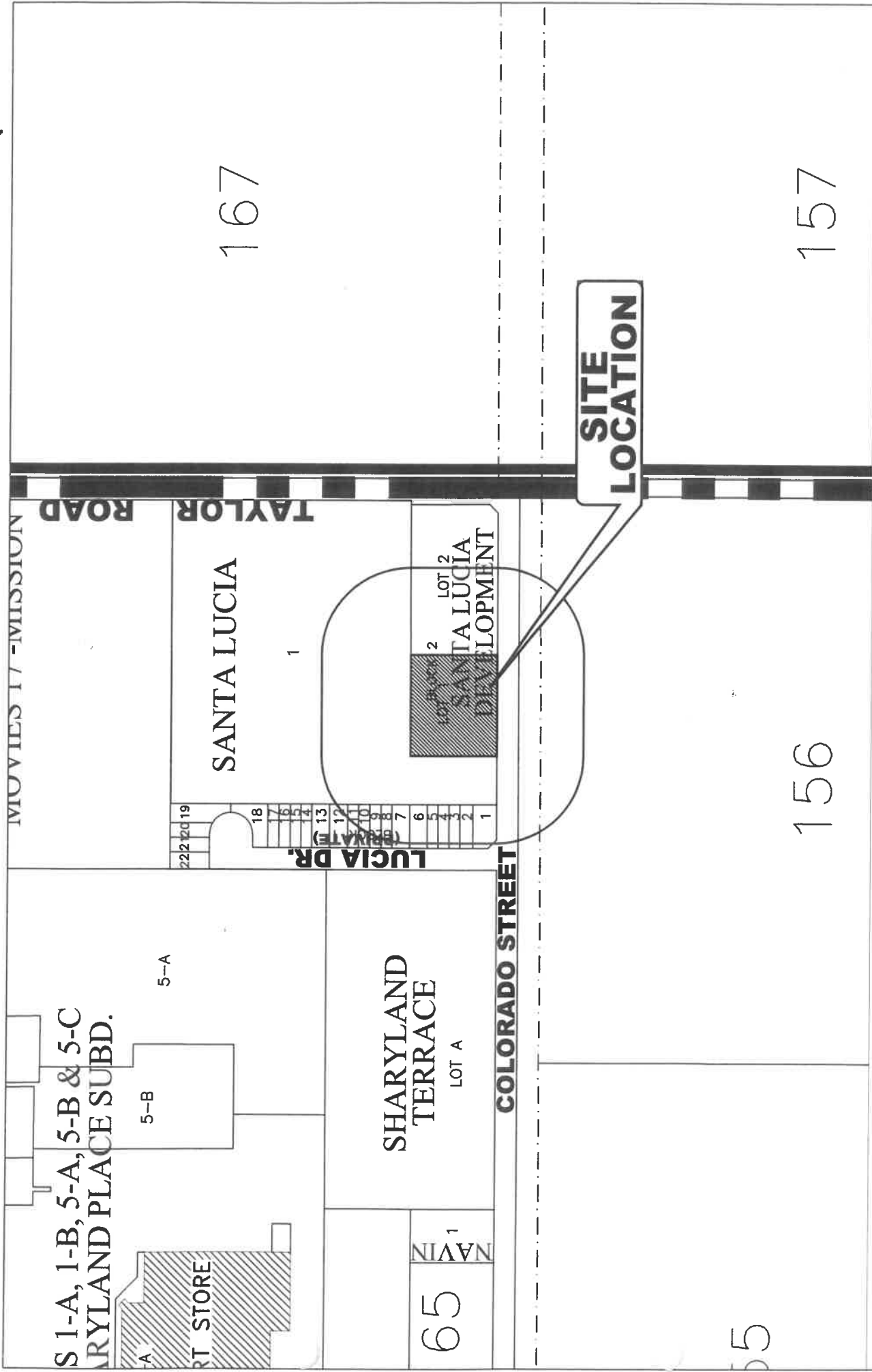
156

157




CITY OF MISSION
 HIDALGO COUNTY, TEXAS
 1201 E. 8th Street
 MISSION, TX 78572
 PH: (956) 580-8672
 FAX: (956) 580-8680

No.



200' RADIUS MAILOUT MAP



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 HIDALGO COUNTY, TEXAS
 1201 E. 8th Street
 MISSION, TX 78572

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

No. _____

TAYLOR RD.

**SITE
LOCATION**

COLORADO STREET



MDM
 Development + Construction
 2515 COLORADO ST
 SUITE 100
 MISSION TX 78271

REVISION DATE:	REVISION DATE:	REVISION DATE:	REVISION DATE:
REVISION BY:	REVISION BY:	REVISION BY:	REVISION BY:
COMMENTS:	COMMENTS:	COMMENTS:	COMMENTS:
PROJECT ADDRESS: 2509 Colorado Mission Tx PROJECT NUMBER: 09-108-2023 DRAWN BY: SSG CHECKED BY: YDDMM APPROVAL: T.G. & J.T. DATE: 09-10-2023			
PROJECT TITLE: Food Trucks SHEET NUMBER: SITE PLAN SCALE: 1/16"=1'-0"			



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M E N U



made with love



est 2011

TACOS \$15.99 (3)

TORITO jalapeno, queso, fajita y camarón

BUCANERO tuetano, fajita y camarón

LAMINITAS LAMINITAS DE RIB EYE 15\$

BELICON guacamole, pork belly y pulpo

GOBER tocino, queso, morron, cebolla, camarone

ASADA carnita asada, queso, morron y cebolla

VOLCAN frijoles, queso, carne y camarones

BURRITO frijoles, queso, carne y camarones, guacamole (1)

TACOJUAN queso, camarones frito, repollo mayo chipotle

TOSTADAS \$15.99 (3)

MOCHIS camarón, pico de Gallo, pepino, mayo

CHAPITA pescado, pico de gallo, mayonesa brava

BARRA FRIA \$11.99

AGUACHILE CHACALOZO atun, pulpo, camarón, camarón curtido

AGUACHILE DE CAMARON

TORRE DE MARISCOS pulpo, camarón, ceviche, salsa especial

COCTEL DE CAMARON tradicional, cebolla, cilantro, aguacate

CEVICHE MITOTERO pulpo, camarones, ceviche

BOTANA CHAPITA ceviche de pescado con mayonesa brava (ajo y habanero)

TOSTITOS PREPARADOS en aguachile o cualquier opcion que guste al gusto pues

Barra caliente

ARROZ MARINERO \$12
Camarón, pulpo, queso crema y aguacate

CAMARONES ROCA \$12
dirty rice, camarones roca

EMPANADA DE CAMARON (3) \$12

DRINKS

LIMONADA \$5

LIMONADA CON PEPINO \$5

SOFT DRINKS \$3







S2950-00-000-0156-00 (280830)
SHIN FOUNDATION I LTD
1401 W ESPERANZA AVE
MCALLEN TX 78501

S1818-00-000-0001-00 (961125)
SANTA LUCIA AT BENTSEN LAKES LLC
2603 E 3 MILE RD
PALMHURST TX 78573

S1819-00-001-0001-00 (1071560)
VILLAS ST LUCIA OWNERS ASSOCIATIC
620 S 12TH ST
MCALLEN TX 78501

S1819-00-001-0002-00 (1071561)
RAMIREZ BLANCA ALICIA
921 LUCIA DR
MISSION TX 78572

S1819-00-001-0003-00 (1071562)
GASECA LLC
1110 S CLOSNER BLVD
EDINBURG TX 78539

S1819-00-001-0004-00 (1071563)
TGR CAPITAL LLC
329 S MCCOLL RD
MCALLEN TX 78504

S1819-00-001-0005-00 (1071564)
RAMIREZ TANIA YANET
915 LUCIA DR
MISSION TX 78572

S1819-00-001-0006-00 (1071565)
CONFIDENTIAL
913 SANTA LUCIA DR
MISSION TX 78572

S1819-00-001-0007-00 (1071566)
QUINTANILLA ARNOLDO JR & MAYRA A
911 SANTA LUCIA DR
MISSION TX 78572

S1819-00-001-0008-00 (1071567)
SAYCOCIE AKHASONE & MARICARMEN
909 LUCIA DR
MISSION TX 78572

S1819-00-001-0009-00 (1071568)
FALCON IVAN
907 LUCIA DR
MISSION TX 78572

S1819-00-001-0010-00 (1071569)
FERNANDEZ KARLA O DURAN
905 SANTA LUCIA DR
MISSION TX 78572

S1819-00-001-0011-00 (1071570)
GARCIA SERGIO I
903 SANTA LUCIA DR
MISSION TX 78572

S1819-00-001-0012-00 (1071571)
SANCHEZ TERESA IRMA
901 SANTA LUCIA DR
MISSION TX 78572

S1819-00-002-0001-00 (1071582)
MDM REAL ESTATE DEV LLC
329 MCCOLL RD
MCALLEN TX 78501

S1819-00-002-0002-00 (1071583)
MDM REAL ESTATE DEV LLC
329 MCCOLL RD
MCALLEN TX 78501