

ITEM# 1.3

CONDITIONAL USE PERMIT: La Marquesa Event Center
1410 W. Mile 2 Road
Lots E, F, G, H, Mountain View Ph. I Subdivision
C-3
Emmanuel Villanueva

REVIEW DATA

The subject site is located at the NE corner of Los Ebanos Road and Mile 2. –**see vicinity map.** Mr. Villanueva recently took over the 5,049 sq.ft. building that has been used as an Event Center for such activities as weddings, reunions, birthday parties, seminars, etc.

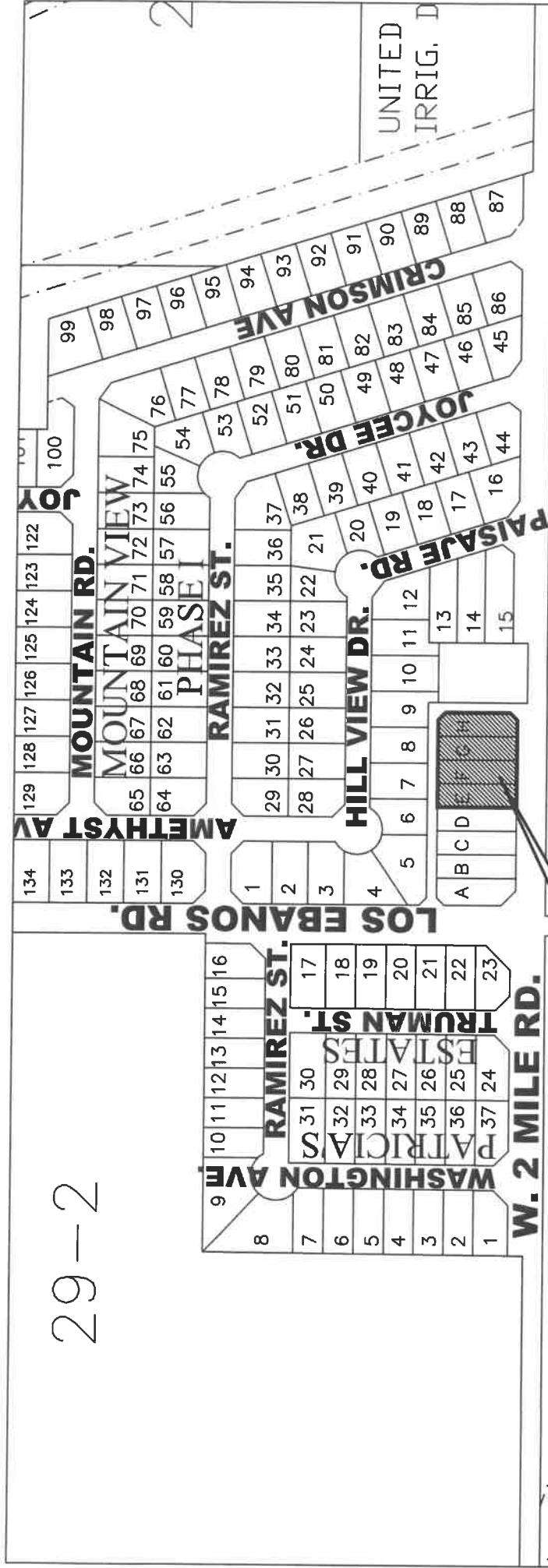
- **Hours of Operation:** The hours of operation vary depending of the type of activity; however, most events are during the evenings and on weekends and typically take place during the hours of 6:00 pm till 2:00 am
- **Staff:** 5 employees
- **Parking:** In reviewing the floor plan, there is a total of 200 seating spaces proposed, which would require 67 parking spaces. (1 parking space for every 3 seats = 66.6). There is a total of 85 parking spaces that are held in common.

REVIEW COMMENTS: Staff notes that this building has a bar component, but in talking to the applicant he clarified that it was a snack bar no alcoholic beverages will be sold. This building has also been used as a banquet and event center since it was constructed. Staff mailed out 19 notices to the property owners within a 200' radius of the site and there have been no comments in favor or against this request forwarded to the Planning Department.

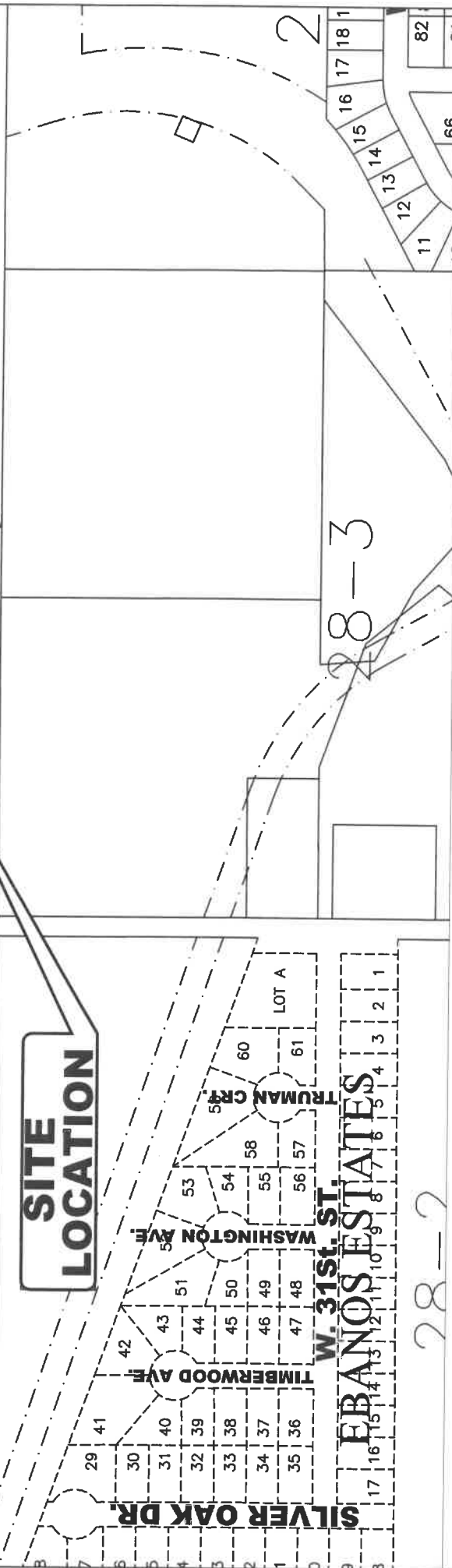
RECOMMENDATION: Staff recommends approval for life of use subject to:

- 1) Compliance with all City Codes (Building, Fire, etc.), and
- 2) Must comply with Noise Ordinance.

29-2



**SITE
LOCATION**





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

No.



**SITE
LOCATION**

LOS EBANOS RD.

W. MILE 2 ROAD





W0100-00-028-0003-06 (317163)
KINCAID M L
PO BOX 171
MISSION TX 78573

W0100-00-029-0003-01 (317246)
SESHIE DZIEDZORN KOFI
1400 W 2 MILE LINE RD
MISSION TX 78574

M7003-01-000-0004-00 (724522)
RUIZ EDGAR
3209 AMETHYST AVE
MISSION TX 78573

M7003-01-000-0005-00 (724523)
RODRIGUEZ BERNABE & BEATRIZ
411 W SILVERADO
MISSION TX 78572

M7003-01-000-0006-00 (724524)
MORENO WALTER D & CHRISTINA ANN
1409 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0007-00 (724525)
RIOS JAHAZIEL & JOHANNA PENA
1407 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0008-00 (724526)
MENDOZA-JIMENEZ EDGAR A
1405 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0009-00 (724527)
PENA TOMAS
1403 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0010-00 (724528)
RAZO ANA KAREN MATA
1401 HILL VIEW RD
MISSION TX 78573

M7003-01-000-0011-00 (724529)
MARTNEZ ELIZABETH
1317 HILLVIEW DRIVE
MISSION TX 78573

M7003-01-000-0012-00 (724530)
RUIZ CARLOS H & SAN JUANITA
1315 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0013-00 (724531)
MARQUEZ JUAN H & SILVIA
3205 PAISAJE DR
MISSION TX 78573

M7003-01-000-0025-00 (724543)
HERNANDEZ JAZIEL A
1402 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0026-00 (724544)
ARCAUTE JESUS J JR
1404 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0027-00 (724545)
SALAZAR JESUS G DE LEON
1406 HILL VIEW DR
MISSION TX 78573

M7003-01-000-0028-00 (724546)
RODRIGUEZ DANIEL & MONICA V
1408 HILLVIEW DR
MISSION TX 78573

M7003-01-000-000B-00 (724659)
MARTIN VILLANUEVA & LUZ BELEN
1403 PALMER RD
MISSION, TX 78573-0303

M7003-01-000-000A-00 (724658)
CONFIDENTIAL
PO BOX 6770
MCALLEN TX 78502

M7003-01-000-000E-00 (724662)
MARTIN VILLANUEVA & LUZ BELEN
1403 PALMER RD
MISSION, TX 78573-0303