

ITEM# 1.2

CONDITIONAL USE PERMIT: La Minerva Event Center
1416 W. Mile 2 Road
Lots B, C, D, 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 2,911 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 & Landscaping:** In reviewing the floor plan, there is a total of 10 tables with 10 chairs each for a total of 100 seating spaces proposed, which would require 33 parking spaces. (1 parking space for every 3 seats = 33.3). There is a total of 85 parking spaces that are held in common. Staff notes that additional landscaping will be required.

REVIEW COMMENTS: Staff notes that this building has been used as a banquet and event center since it was constructed. Staff mailed out 17 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.

[illegible]

SITE LOCATION

SILVER OAK DR.

W. 31st ST.

TIMBERWOOD AVE.

WASHINGTON AVE.

TRUMAN CRT.

LOT A

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







W0100-00-028-0002-01 (317153)
ARNOLD THERESA EILEEN
1501 W MILE 2 RD
MISSION TX 78574

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

P4653-00-000-0019-00 (658518)
SANCHEZ JUAN D SALAZAR & MARIA B
CHAVERO SANCHEZ
3208 TRUMAN ST
MISSION TX 78573

P4653-00-000-0020-00 (658519)
GARCIA OLIVIA
3206 TRUMAN ST
MISSION TX 78573

P4653-00-000-0021-00 (658520)
LEANOS ELIJIO & IDALIA
3204 TRUMAN ST
MISSION TX 78573

P4653-00-000-0022-00 (658521)
MARQUEZ RUTH J
2413 W JONQUIL AVE
MCALLEN TX 78501

P4653-00-000-0023-00 (658522)
GARZA MARIA I
3200 TRUMAN ST
MISSION TX 78573

M7003-01-000-0003-00 (724521)
MARRUJO ENRIQUE
3211 AMETHYST AVENUE
MISSION TX 78573

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

M7003-01-000-000B-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