

ITEM# 1.3

REZONING: Tract 1: The North 7.19 acres of Lot 39,
Bell-Woods Company’s Subdivision “C”
Tract 2: A 10 acre tract of land out of Lot 40,
Bell-Woods Company’s Subdivision “C”
Tract 3: 8.45 acre tract of land out of Lot 41, and
Bell-Woods Company’s Subdivision “C”
AO-I to R-2
DS3 Development, LLC

REVIEW DATA

The subject site is located approximately 1,475’ North of W. Mile 2 Road on the West side of Compton Drive. – see vicinity map.

SURROUNDING ZONES: N: County & AO-I - Agricultural Open Interim
E: AO-I - Agricultural Open Interim
W: AO-I & R-2 - Agricultural Open Interim &
Duplex-Fourplex Residential
S: AO-I & R-2 - Agricultural Open Interim &
Duplex-Fourplex Residential

EXISTING LAND USES: N: Vacant
E: Vacant & Single Family Residential
W: Vacant & Apartments
S: Vacant & Apartments
Site: Vacant

FLUM: Low Density Residential (LD)

REVIEW COMMENTS: The proposed zone does not comply with the City’s Future Land Use Map. However, it complies with the fairly new existing land uses. Staff notes that the City has approved two rezoning’s for Duplex-Fourplex off of Trosper Road. If approved, the applicant is proposing to develop a private subdivision that would have an entrance from Trosper Road only similar to what has currently been developed in the area. There would be no entrance thru Compton Road.

RECOMMENDATION: Staff recommends approval.

SUBD. "D"

48

STREET

47



JESSAN SUBD.

30-4

ESCOBAR / RIOS
ELEMENTARY SCHOOL

29-4

TROSPER RD.

42

14 13 12 11 10 9

THOMPSON RD. 8

1 2 3 4 5 6 7

GILBERTO GUTIERREZ

1 OJEDA

2 SUBD.

43

38

COMPTON RD.

40

34

BELL-WOODS C.O.S SUBD. "C"

35

32

**SITE
LOCATION**

31

LEAL ACRES

30

36

PALMHURST E.T.J.

MISSION CITY LIMITS

33

CONWAY (S.H. 107)

(UNRE)

(UNRE)

FIRST CASH
PAWN



CITY OF MISSION
HIDALGO COUNTY, TEXAS

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

No.



**SITE
LOCATION**

COMPTON RD.

TOSPER RD.

B2225-00-00C-0033-00 (123509)
CABRERA BROTHERS TRUCKING CO
C/O GUADALUPE CABRERA ET AL
6584 S FM 494
MISSION TX 78572

B2225-00-00C-0034-00 (123510)
VALDEZ JAIME ANTONIO
1015 W KIKA DE LA GARZA ST
MISSION TX 78572

B2225-00-00C-0034-10 (123511)
VALDEZ JAIME A CUSTODIAN FOR
DANIELA A VALDEZ
1015 W KIKA DE LA GARZA ST
MISSION TX 78572

B2225-00-00C-0035-20 (123512)
SALINAS MA ESTER
715 MILLER ST
MISSION TX 78572

B2225-00-00C-0035-31 (123514)
SALINAS MARIA ESTER
5231 N CONWAY AVE
MISSION TX 78573

B2225-00-00C-0039-00 (123521)
BALLI AARON
1620 E GRIFFIN PKWY
MISSION TX 78572

B2225-00-00C-0039-10 (123522)
SALINAS-VALDEZ DINA
3608 COMPTON DR
MISSION TX 78573

B2225-00-00C-0040-00 (123523)
SALINAS-VALDEZ DINA
3608 COMPTON DR
MISSION TX 78573

B2225-00-00C-0041-00 (123524)
SALIANS-VALDEZ DINA
3608 COMPTON DR
MISSION TX 78573

B2225-00-00C-0042-00 (123525)
AMBER DEVELOPMENT LLC
801 W NOLANA AVENUE NO 340
MCALLEN TX 78504

J5200-00-000-0001-00 (199336)
GARZA OMAR
800 CHERIL RD
MISSION TX 78573

J5200-00-000-0002-00 (199337)
RAMON ABIEL
550 W 3 MILE LN
PALMHURST TX 78572

J5200-00-000-0009-00 (199344)
SANCHEZ JOSE
801 CHERIL RD
MISSION TX 78573

J5200-00-000-0010-00 (199346)
SANCHEZ JOSE
801 CHERIL RD
MISSION TX 78573

W0100-00-030-0004-01 (317353)
LEO IRMA M
3627 N TROSPER RD
MISSION TX 78573

W0100-00-030-0004-02 (317354)
LEO IRMA I TRUSTEE IRMA I LEO LIVING
3627 N TROSPER RD
MISSION TX 78573

W0100-00-030-0004-03 (317355)
LEO RAVEN & CASH CASIA
3625 TROSPER RD
MISSION TX 78573

W0100-00-030-0004-08 (640384)
RODRIGUEZ DAVID & MELINDA A
3301 TROSPER RD
MISSION TX 78573

W0100-00-030-0004-09 (654808)
RANGEL RUBY LYNN
3411 N TROSPER RD
MISSION TX 78573

W0100-00-030-0004-10 (790033)
PENA SYLVIA A
PO BOX 891
MISSION TX 78573

G3905-00-000-0006-00 (1371172)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0007-00 (1371173)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0008-00 (1371174)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0009-00 (1371175)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573

G3905-00-000-0010-00 (1371176)
HALCON HOLDINGS INC
PO BOX 2172
MISSION TX 78573