
CITY OF PORT LAVACA

MEETING: August 26, 2026 **AGENDA ITEM** _____

DATE: 08/18/2026

TO: PLANNING BOARD

FROM: DERRICK SMITH, DEVELOPMENT SERVICES DIRECTOR

SUBJECT: Approval of a commercial development project on property described as Port Lavaca Original Townsite, Block 41, Lots 7, 8, and 9, located at 120 S. San Antonio Street.

Chapter 42-159. – Approval of planning commission required.

No person shall construct a multifamily dwelling, townhouse, patio home or other commercial development project without approval of said construction project by the planning commission, however, the building inspections department shall have the authority to approve the construction of multifamily dwellings of four units or less; provided such construction is proposed on platted property approved by the planning commission and filed in the county clerk's office.

Iliana Campos is requesting approval to place two modular buildings to be used in conjunction with her massage business and nail salon, located at 120 S. San Antonio Street.

Staff Recommendation: Approval

The request complies with our Future Land Use Plan.

Attachments:

- Application request
- Conceptual Plan
- Future Land Use Map
- CAD details



City of Port Lavaca
Request for Non-Residential

Planning Board Review

Date: 8/26/2026

Time: 6:00 PM

Location: 202 N Virginia
St. Port Lavaca, TX 77979

APPLICATION DUE:

8/10/2026

Date: 8/10/26

Applicant Name: ILIANA Campos

Property ID or Address for variance: 120 S. San Antonio St. / 56427

Reason for request:

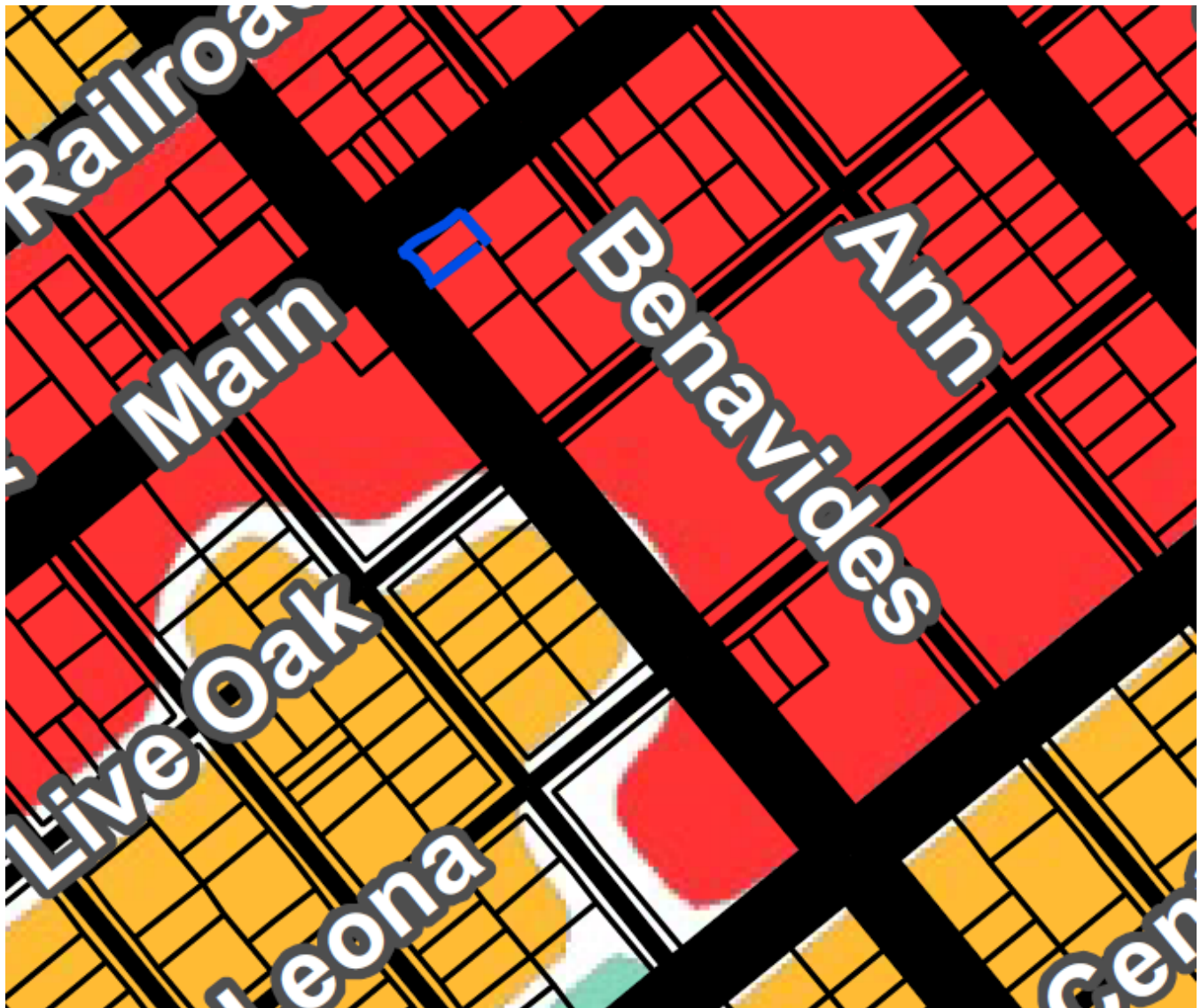
I would like to put A MASSAGE BUSINESS in.
I own the lot. I want to make sure that
this is approved before I move FORWARD.
I have the license AS A therapist MASSAGE.

Signature: 

Phone No. 361-782-7827

CITY OF PORT LAVACA





Future Land Use

 Low Density Residential	 Commercial
 Medium Density Residential	 Light Industrial
 High Density Residential	 Industrial
 Multi-Family	 Parks and Open Space
 Manufactured Home Park	 Public/Semi-Public
 Mixed Use	

CITY OF PORT LAVACA

Property Details

Account

Property ID:	56427	Geographic ID: S0001-00410-0004-A0
Type:	R	Zoning:
Property Use:		Condo:

Location

Site Address:	120 S SAN ANTONIO PORT LAVACA, TX 77979	
Map ID:	S0001-00410-0007-00	Mapsc0:
Legal Description:	PORT LAVACA ORIGINAL TOWNSITE, BLOCK 41, LOT 7,8,9	
Abstract/Subdivision:	S0001	
Neighborhood:	(1600) PORT LAVACA TOWN	

Owner

Owner ID:	104207
Name:	CAMPOS JOSE
Agent:	
Mailing Address:	CAMPOS ILIANA 120 S SAN ANTONIO ST PORT LAVACA, TX 77979
% Ownership:	100.0%
Exemptions:	HS - For privacy reasons not all exemptions are shown online.