



**NOTICE OF A PLANNING AND ZONING MEETING
OF THE CITY OF DONNA
MONDAY, JUNE 03, 2024 5:30 PM**

Pursuant to Chapter 551, Title 5 of the Texas Government Code and Texas Open Meetings Act, notice is hereby given that the City of Donna, Texas will convene a Planning and Zoning Meeting at 307 S. 12th Street Donna, Texas, 78537, on Monday, June 03, 2024 at 5:30 PM for the purpose of discussing the following items:

ROLL CALL

APPROVAL OF MEETING MINUTES

OPEN PUBLIC HEARING TO CONSIDER REQUEST FOR:

1. Conditional Use Permit by Adrian Pena to operate a Auto audio, alarm, and tinting service in a major roadway. The legal description of this property is all of Lot 2 out of Nieto subdivision, Hidalgo County, TX. The property is located at 602 Hooks Ave. Donna, TX.
2. Conditional Use Permit by Jose Saldibar to operate a Auto audio mechanic shop on a major roadway. The legal description of this property is Lots 17 and 18 of BLK 7 out of Donna Original Townsite. Hidalgo County, TX. The property is located at 605 E. Business 83. Donna, TX.
3. Conditional Use Permit by Luis A. Fuentes to operate a Auto mechanic shop and logistics on a major roadway. The legal description of this property is Lot 1 out of El Monte Sinal Subdivision. Hidalgo County, TX. The property is located at 1081 Military HWY 281, Donna, TX.
4. Conditional Use Permit by Cheddar's Casual Cafe, Inc. for the selling of alcoholic beverages (Beer, Wine & Mixed Beverage Retailer's Permit) for on and off premise consumption for "Cheddars Scratch Kitchen" The legal description of property is Shops at 493 Lot 5, Hidalgo County, TX. The property is located at 1510 E. IH2 Donna, TX.
5. Zone Change request submitted by Melden & Hunt representing Melvin L. Terveen, trustee Terveen Family Trust from Single family (R1) to General Business (B2) for the property located at 6642 N. FM 493, Donna, TX. The legal description of the property is LA Blanca Agriculture Co. 'B' NET, Hidalgo County, TX.

CLOSE PUBLIC HEARING / DISCUSSION AND POSSIBLE ACTION ON:

CONSIDERATION AND POSSIBLE ACTION ON:

6. Consideration and possible action on items discussed during public hearing:
 - A. Conditional Use Permit requested by Adrian Pena to operate an auto audio, and car tinting business along a major roadway.
 - B. Conditional Use Permit requested by Jose Saldibar to operate a mechanic shop business along a major roadway "King of Kings Auto".
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C. Conditional Use Permit requested by Luis Fuentes to operate a commercial vehicle mechanic and logistics business on major roadway.

D. Condition Use Permit requested by Cheddar's Scratch Kitchen for the sale of alcohol.

E. Zone Change requested by Melden & Hunt representing Melvin L. Terveen, Trustee Terveen Family Trust from Single Family Residential (R1) to General Business (B2).

7. Preliminary Plat approval of DG Val Verde Subdivision by AEC Engineering representing Wonderful Citrus II LLC.
8. Preliminary plat approval for Monarca Subdivision submitted by Urban Infrastructure Group, Inc. representing Enrique Gutierrez.
9. Preliminary plat approval of Barcelona Estates submitted by Melden & Hunt Inc. representing SAH- Santa Ana Development LLC.
10. Preliminary plat approval of Lavenia Crossing Subdivision submitted by SDI Engineering, LLC. representing Mark J. Fryer.
11. Final plat approval for Tierra Roosevelt Subdivision submitted by Quintanilla, Headley and Associates, Inc. representing C&N Farm LLC.

OTHER BUSINESS / ANNOUNCEMENTS

12. Next meeting Monday July 1, 2024 at 5:30 p.m.

ADJOURN

I certify that the above notice was posted on the bulletin board at Donna City Hall located at 307 South 12th Street, Donna, Texas on the 31st day of May 2024 at 5:30 p.m.

/s/ Jazzmyn Moreno, Planning Department

ACCESSIBILITY STATEMENT

The City Hall Building is wheelchair accessible. The entry ramp is located at the front and back of the building. Accessible parking spaces are also available in the area. Sign interpretative services must be made 48 hours in advance of the meeting. Call City Hall at (956) 464-3314 or TDD 1-800-735-2989 for special accommodations.
