

**Planning & Zoning Commission  
Regular Meeting 7:30 pm  
May 25, 2021 Minutes  
Virtual Meeting**

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**Members Present**

Mayor Salvador Vela  
Mayor Pro Tem Arturo Galvan Jr  
Commissioner Ricardo Garza  
Commissioner Richard Arevalo  
Commissioner Emilio Cantu Jr

**City Staff Present**

Jeff Underwood  
Ricardo Gonzalez  
Baudelia Rojas  
Samm Mercado  
Steve Pena  
Cristina Garcia  
Rosie Tello  
Jonathan Flores  
Mauro Sandoval  
Janie Gaytan

**Others Present**

Bill/Myra Baker  
Bobby Wilson  
Sergio Sosa  
Keyes Ramee  
Ester Mata de la Garza  
Julio Constantino  
Alicia Garcia  
Irene Rosales  
Juan Rodriguez  
Maria Rodriguez

**I. CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT:**

With a quorum of the Alton City Commission present, Mayor Salvador Vela called the meeting to order at 7:30 pm.

**II. INVOCATION AND PLEDGE OF ALLEGIANCE TO THE U.S. FLAG:**

Mayor Salvador Vela led the group in prayer. Commissioner Ricardo Garza led in the Pledge of Allegiance.

**III. CERTIFICATION OF POSTING:**

**IV. PUBLIC COMMENT:**

Myra Baker briefed the Commission on her concern/opposition of the development annexation/rezone of 501 S. Glasscock. Sergio Sosa and Keyes Ramee also briefed the Commission on their opposition to the request of property of 501 S. Glasscock. Ms. Irene Rosales spoke to the Commission on flooding concerns in Sharyland Woods Subdivision. Ms. Ester de la Garza briefed the Commission on her concern of the development on 515 N Bryan Blvd.

**V. APPROVAL OF MINUTES**

**Approve the minutes of the Planning & Zoning Commission meeting April 27, 2021.**  
Motion to approve the minutes was moved by Mayor Pro Tem Arturo Galvan Jr and second by Commissioner Richard Arevalo. Motion carried 5-0.

**VI. NEW BUSINESS:**

- 1. Discuss and consider approving request by Trevino Engineering, representing Jesus Cabello, owner to rezone a tract at 501 S Glasscock Blvd to “R-2” Single Family Residential-Standard Lot District.**

Cristina Garcia, Planning Director stated property is a 22.279 acre tract of land more or less, out of Lot 3.92, John H Shary Subdivision. They are requesting an R-2 Single Family Residential – Standard Lots District. This property was presented back in March in request for a duplex/fourplex and was denied. This new request will allow 113 lots. Staff recommends approval. Motion to approve was moved by Mayor Pro Tem Arturo Galvan Jr and second by Commissioner Ricardo Garza. Motion carried 5-0.

- 2. Discuss and consider request by Aaron Balli, owner to rezone at 515 N Bryan Blvd from “AG” Agriculture District to “D” Duplex/Fourplex District.**

Cristina Garcia, Planning Director stated property is a 5.0 acre tract of the South 10.0 acres of Lot 42-10, West Addition to Sharyland Subdivision. They are requesting a “D” Duplex/Fourplex District. Staff recommends approval. Motion to approve was moved by Mayor Pro Tem Arturo Galvan Jr and second by Commissioner Richard Arevalo. Motion carried 5-0.

- 3. Discuss and consider request by City of Alton to rezone two (2) tracts at 317 & 401 N Bryan Blvd from “AG” Agriculture District to “MF-1” Multi Family – Low density District.**

Cristina Garcia, Planning Director stated tract I is 1.94 acres more or less, being part of or coming out of the north 132 ft. of Lot 41-10, West Addition to Sharyland Subdivision. Tract II is a 1.18 acre more or less being part of or coming out of the north 210 ft of Lot 41-10, West Addition to Sharyland. Request is being made to rezone to a “MF-1” Multi-Family Low Density District. Staff recommends approval. Motion to approve was moved by Mayor Pro Tem Arturo Galvan Jr and second by Commissioner Richard Arevalo. Motion carried 5-0.

**VII. ADJOURNMENT:**

Motion to adjourn meeting was made by Mayor Pro Tem Arturo Galvan Jr and second by Commissioner Ricardo Garza. Motion carried 5-0. Meeting was adjourned at 7:52 pm.

CITY OF ALTON

  
 Salvador Vela, Mayor

ATTEST:

  
 Baudelia Rojas, CPM, TRMC|CMC  
 City Secretary

