

Ivy Avalos
Mayor

Ruben Reyes
At Large/Mayor Pro Tem

Cesar Nevarez
District 1



Alejandro Garcia
District 2

Rudy Cruz, Jr.
District 3

Yvonne Colon-Villalobos
District 4

Adriana Rodarte
City Manager

NOTICE OF A REGULAR MEETING
OF THE
PLANNING AND ZONING COMMISSION
OF THE
CITY OF SOCORRO, TEXAS

THE FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATION FOR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY CLERK'S OFFICE AT (915) 858-2915 FOR FURTHER INFORMATION.

LA INSTALACIÓN ES ACCESIBLE PARA SILLAS DE RUEDAS Y HAY PLAZAS DE ESTACIONAMIENTOS DISPONIBLES. LAS SOLICITUDES DE ADAPTACIÓN PARA SERVICIOS DE TRADUCCION DEBEN HACERSE 48 HORAS ANTES DE ESTA REUNIÓN. COMUNÍQUESE CON LA OFICINA DEL SECRETARIO DE LA CIUDAD AL (915) 858-2915 PARA OBTENER MÁS INFORMACIÓN.

NOTICE IS HEREBY GIVEN THAT A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF SOCORRO, TEXAS WILL BE HELD ON TUESDAY THE 7TH DAY OF JUNE 2022 AT 5:30 P.M. AT THE CITY COUNCIL CHAMBERS, 860 N. RIO VISTA RD., SOCORRO, TEXAS AT WHICH TIME THE FOLLOWING WILL BE DISCUSSED:

THIS WRITTEN NOTICE, THE MEETING AGENDA, AND THE AGENDA PACKET, ARE POSTED ONLINE AT [HTTP://COSTX.US/PLANNING-ZONING/](http://costx.us/planning-zoning/) THE PUBLIC MUST CALL IN 844-854-2222 ACCESS CODE 579797 BY 4:30 PM MOUNTAIN STANDARD TIME (MST) ON JUNE 7, 2022 TO SIGN UP FOR PUBLIC COMMENT AND THE AGENDA ITEM THEY WISH TO COMMENT ON. THE PUBLIC THAT SIGNED UP TO SPEAK WILL BE CALLED UPON BY THE PRESIDING OFFICER DURING THE MEETING.

1. CALL TO ORDER.
2. ESTABLISHMENT OF QUORUM.

**REGULAR MEETING AGENDA – SOCORRO PLANNING & ZONING COMMISSION
JUNE 7TH, 2022, A 5:30 PM**

3. NOTICE TO THE PUBLIC – OPEN FORUM

The time is reserved for members of the public who would like to address the Commission on any items that are not of the Commission Agenda and that are within the jurisdiction of the Commission. No action shall be taken.

4. CONSENT AGENDA

- a) Approval of Meeting minutes of May 3rd, 2022.
- b) Public hearing request for the proposed amendment to the City of Socorro’s Master Plan and Rezoning of 471 Huereque Dr., Lot 8, Block 2, Santa Martina Subdivision, City of Socorro, Texas from R-1 (Single Family Residential) to R-2 (Medium Density Residential) to allow for two (2) duplexes or 4 units total.

NOTICE TO THE PUBLIC AND APPLICANTS

The staff report for an agenda item may include conditions, exceptions, or modifications. The Commission’s motion to approve an item in accordance with the staff report or with all staff comments means that any modifications, waivers, exceptions requested by the applicant and recommended for approval by staff and any staff recommended conditions, have been approved, without necessitating that the Commission restate the modifications, exceptions, waivers, or conditions as part of the motion to approve and that any findings required to be made by the Commission, have been made.

5. Consider and Take Action:

On the proposed approval of Preliminary and Final Subdivision Plats (combination) and two variances request for 10780-10763 Carbajal Rd. & 645 Bovee, being Tracts 10, 11A, 11B, 11C, 11D, & 11E, Block 20, Socorro Grant.

6. Planning and Zoning Commissioners Report.

7. Planning and Zoning Department Report.

8. Excuse absent Commission members.

9. Adjournment:

**REGULAR MEETING AGENDA - SOCORRO PLANNING & ZONING COMMISSION
JUNE 7TH, 2022, A 5:30 PM**

EXECUTIVE SESSION

The Planning and Zoning Commission of the City of Socorro may retire into EXECUTIVE SESSION pursuant to Section 3.08 of the City of Socorro Charter and the Texas Government Code, Sections 551, Subchapter D to discuss any of the following: (The items listed below are matters of the sort routinely discuss in Executive Session, but the Planning and Zoning Commission of the City of Socorro may move to Executive Session any of the items on this agenda, consistent with the terms of the Open Meetings Act.) The Planning and Zoning Commission will return to open session to take any final action and may also, at any time during the meeting, bring forward any of the following items for public discussion, as appropriate.

Section 551.071 CONSULTATIONS WITH ATTORNEY
Section 551.072 DELIBERATION REGARDING REAL PROPERTY
Section 551.073 DELIBERATION REGARDING PROSPECTIVE GIFT
Section 551.074 PERSONNEL MATTERS
Section 551.076 DELIBERATION REGARDING SECURITY
Section 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

NOTICE TO PROPERTY OWNER

The Commission Policy requires that the applicant or representative be present at the public hearing for their item(s). Failure of the applicant or his/her/its representative to be present may result in the deletion of the matter from the agenda or such matter may be tabled until such time as the applicant or his/her/its representative is present.

I, the undersigned authority hereby, certify that the above notice of meeting of the Planning and Zoning Commission of Socorro, Texas is a correct copy and that I posted this notice at least seventy-two (72) hours preceding the scheduled meeting at City Council Chambers, 860 N. Rio Vista, Socorro, Texas.

Dated this 3rd of June 2022.



Judith Rodriguez, Planning & Zoning Secretary

DATE & TIME POSTED: 6/3/22 3:30pm /BY: JR

REGULAR MEETING AGENDA - SOCORRO PLANNING & ZONING COMMISSION
JUNE 7TH, 2022, A 5:30 PM

ALL PLANNING AND ZONING COMMISSION AGENDAS ARE PLACED ON THE
INTERNET AT THE ADDRESS BELOW:

(www.ci.socorro.tx.us)

Ivy Avalos
Mayor

Ruben Reyes
At Large/ Pro Tem

Cesar Nevarez
District 1



Alejandro García
District 2

Rudy Cruz Jr.
District 3

Yvonne Colon-Villalobos
District 4

**PLANNING AND ZONING COMMISSION MEETING MINUTES
MAY 3RD, 2022 @ 5:30 P.M.**

MEMBERS PRESENT:

Andrew Arroyos
David Estrada
Miriam Cruz

MEMBERS ABSENT:

Ernest Gomez
Enrique Cisneros
Julie Dominguez

STAFF PRESENT

Yadira Magana, Planning and Zoning Clerk
Judith Rodriguez, Planning and Zoning Clerk
Merwan Bhatti, City Attorney
Carlos Gallinar, City Planner
Estevan Gonzales, IT Technician
Diana Rodriguez, Multimedia Specialist

1. CALL TO ORDER

The meeting was called to order at: 5:31 pm.

2. ESTABLISHMENT OF QUORUM

Quorum with 3 commissioners present.

3. NOTICE TO THE PUBLIC-OPEN FORUM

Speaker: Hector Ramos.

4. CONSENT AGENDA

a) Approval of Meeting minutes of April 19th, 2022.

A motion was made by Andrew Arroyos to Approve. Seconded by David Estrada.
Motion Carried

Ayes: Andrew Arroyos, David Estrada, Miriam Cruz

Nays:

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez

REGULAR AGENDA-DISCUSSION AND ACTION

5. Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of 1120 Robin Rd, being Tract 1-A-12, Leigh Clark Survey 293, ABST 6257, City of Socorro, Texas from Unclassified to C-2, (General Commercial) And Conditional Use Permit Request to allow for a trucking company.

Mr. Arroyos opened public hearing at **5:35pm**

Mr. Arroyos closed public hearing at **5:35pm**

6. Consider and Take Action:

On the proposed amendment to the City of Socorro's Master Plan and Rezoning of 1120 Robin Rd, being Tract 1-A-12, Leigh Clark Survey 293, ABST 6257, City of Socorro, Texas from Unclassified to C-2, (General Commercial) And Conditional Use Permit Request to allow for a trucking company.

A motion was made by Andrew Arroyos to approve. Seconded by David Estrada.

Motion Carried

Ayes: Andrew Arroyos, David Estrada, Miriam Cruz

Nays:

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez, Juan Baquera

7. Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of 10330 Socorro Rd., Block 1, Lot 1-A, Trujillo Subdivision Unit #2 Replat A, City of Socorro, Texas from A-1, (Agricultural) to R-1, (Single Family Residential).

Mr. Arroyos opened public hearing at **5:41pm**

Mr. Arroyos closed public hearing at **5:41pm**

8. Consider and Take Action:

On the proposed amendment to the City of Socorro's Master Plan and Rezoning of 10330 Socorro Rd., Block 1, Lot 1-A, Trujillo Subdivision Unit #2 Replat A, City of Socorro, Texas from A-1, (Agricultural) to R-1, (Single Family Residential).

A motion was made by Miriam Cruz to approve. Seconded by Andrew Arroyos.

Motion Carried.

Ayes: Andrew Arroyos, David Estrada, Miriam Cruz

Nays:

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez, Juan Baquera

9. Consider and Take Action:

On the proposed approval of a variance request to allow for a 40' front setback to construct a new building at Block 1, Horizon Shopping Center PT of 2 & 3 BEG 34.33' SE & 52.18' SW of NEC of 2 (159.96' on NELY-226.74' on SELY-159.96' on SWLY-226.62 on NWLY) at 10600 North Loop Rd., Socorro, Texas.

A motion was made by Andrew Arroyos to approve. Seconded by David Estrada.

Motion Carried

Ayes: Andrew Arroyos, David Estrada, Miriam Cruz

Nays:

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez, Juan Baquera

10. Planning and Zoning Commissioners Report.

-Training

-Watering in construction sites

11. Planning and Zoning Department Report.

-Eunice Marquez, planning tech, left Planning and Zoning Department.

-Training will be schedule in next Planning and Zoning meetings.

12. Excuse absent Commission members

A motion was made by Andrew Arroyos to excuse. Seconded by David Estrada.

Motion Carried.

Ayes: Andrew Arroyos, David Estrada,

Nays: Miriam Cruz

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez, Juan Baquera

13. Adjournment:

A motion was made by Miriam Cruz to adjourn. Seconded by Andrew Arroyos
Meeting adjourned at 6:15pm.

Motion Carried.

Ayes: Andrew Arroyos, David Estrada, Miriam Cruz

Nays:

Abstain:

Absent: Ernest Gomez, Enrique Cisneros, Julie Dominguez, Juan Baquera

Judith Rodriguez, Secretary

Date minutes were approved



**CITY OF SOCORRO
PLANNING & ZONING COMMISSION
MEETING DATE: JUNE 7, 2022**

**SUBDIVISION COMBINATION PLAT APPROVAL
& VARIANCES REQUEST
STAFF REPORT**

SUBJECT:

APPROVAL OF PRELIMINARY AND FINAL SUBDIVISION PLATS (COMBINATION) AND TWO VARIANCES REQUEST.

NAME:

CALLE DE LA BOSQUE DEL PIRO SUBDIVISION

PROPERTY ADDRESS:

10780-10763 Carbajal Road & 645 Bovee

**PROPERTY LEGAL
DESCRIPTION:**

Tracts 10, 11A, 11B, 11C, 11D, & 11E, Block 20, Socorro Grant

PROPERTY OWNER:

Miguel Trujillo, Nora & Rudy Rodriguez, and Sara M. Trujillo

REPRESENTATIVE:

Enrique Ayala, CAD Consulting

PROPERTY AREA:

4.5 Acres

CURRENT ZONING:

R-1 (Single Family Residential) / A-1 (Agricultural)

CURRENT LAND USE:

Single Family Homes

FUTURE LAND USE MAP:

Residential

PROPOSED LAND USE:

Same As Current

FLOOD MAP:

According to the Flood Insurance Rate Maps, the referenced property lies within Zone X; (Community Panel # 480212 0250-B/ FEMA, September 4, 1991)

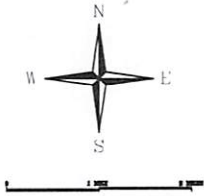
SUMMARY OF REQUEST:

To subdivide several parcels in tract form and to allow for two variances for Lot 4, Block 1: (1) to allow for a lot to be smaller than 1 acre in an A-1 zoning district, and (2) to allow a front yard setback of less than the required 35'.

STAFF RECOMMENDATION:

Staff recommends APPROVAL.

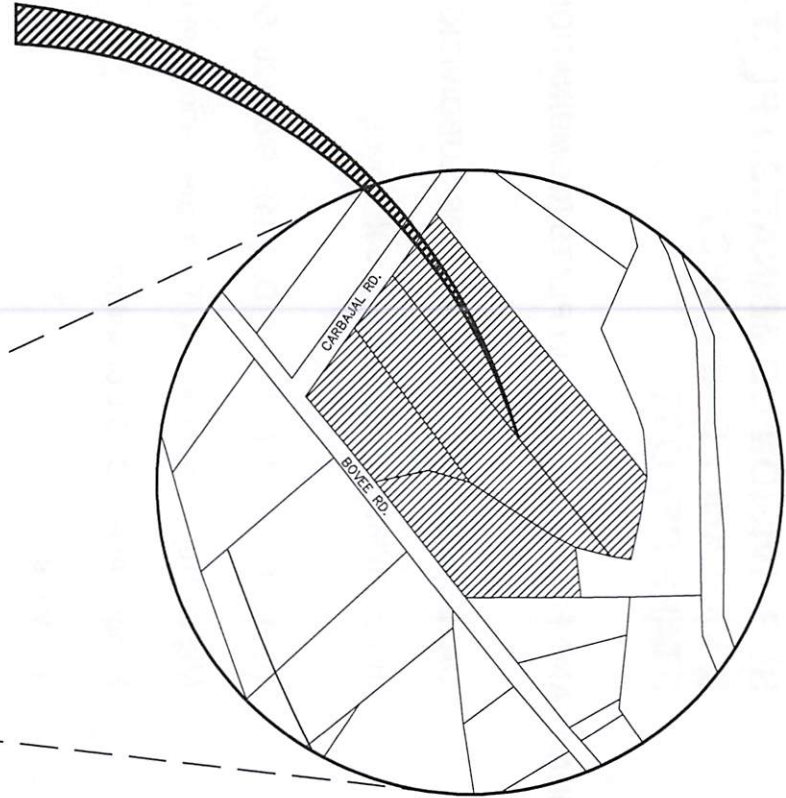
LOCATION MAP



PROJECT SITE;
Calle Del Bosque Del Piro Subdivision
Tracts 10,11A,11B,11C,11D & 11E, Block 20
Socorro Grant



CITY OF SOCORRO



LOCATION MAP

Scale: AS SHOWN



Planning and Zoning Department

800 N. Rio Yata Socorro, Texas 79927 Tel: (915) 872-4831 Fax: (915) 872-4673

ZONING MAP



SITE PICTURES



AERIAL PHOTO



AERIAL PHOTO

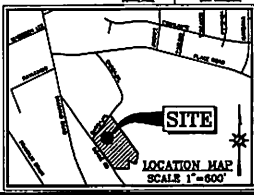
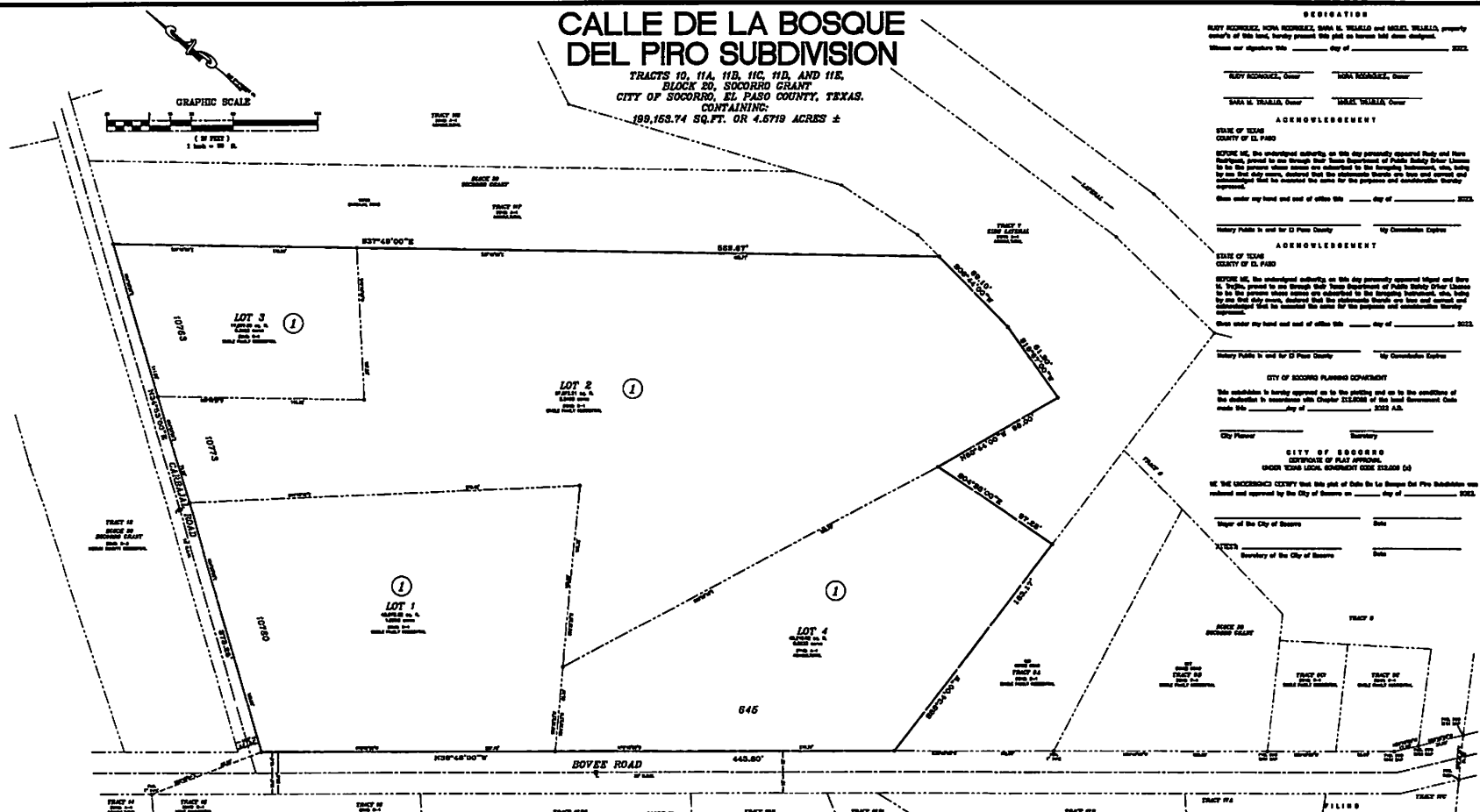


AERIAL PHOTO



CALLE DE LA BOSQUE DEL PIRO SUBDIVISION

TRACTS 10, 11A, 11B, 11C, 11D, AND 11E,
BLOCK 20, SOCORRO GRANT,
CITY OF SOCORRO, EL PASO COUNTY, TEXAS.
CONTAINING:
189,163.74 SQ. FT. OR 4.5719 ACRES ±



SURVEYOR:
GAS CONSULTING CO.
CARLOS M. JENSEN
1790 LES TRAVINO DRIVE SUITE 309
EL PASO, TEXAS 79908
PHONE: (915) 653-6428

OWNER/DEVELOPER:
SARA M. TRUJILLO
1976 CARRIZAL RD
SOCORRO, TEXAS 78959
PHONE: (915) 653-6428

OWNER/DEVELOPER:
SARA M. TRUJILLO
1976 CARRIZAL RD
SOCORRO, TEXAS 78959
PHONE: (915) 653-6428

AND SHALL BE LA UNIFORM FOR THE DATE OF PREPARATION: 08/18/2023

GAS CONSULTING COMPANY
1790 LES TRAVINO DRIVE SUITE 309
EL PASO, TEXAS 79908
TEL: (915) 653-6428 FAX: (915) 653-6424

NOTES:
1. ALL INFORMATION FOR THIS SUBDIVISION HAS BEEN IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.
2. ALL INFORMATION HAS BEEN SUBMITTED AND FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.
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DEDICATION
I, RAY RODRIGUEZ, RONA RODRIGUEZ, SARA M. TRUJILLO and MARIE TRUJILLO, owners of this land, hereby present this plat as herein set forth and dedicate the same to the City of Socorro, Texas.

RAY RODRIGUEZ, Owner RONA RODRIGUEZ, Owner
SARA M. TRUJILLO, Owner MARIE TRUJILLO, Owner

ACKNOWLEDGEMENT
STATE OF TEXAS
COUNTY OF EL PASO

BEFORE ME, the undersigned authority, on this day personally appeared RAY and RONA RODRIGUEZ, RONA RODRIGUEZ, SARA M. TRUJILLO and MARIE TRUJILLO, known to me to be the persons whose names are subscribed to the foregoing instrument, and being by me first duly sworn, declared that the contents thereof are true and correct and acknowledged that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this _____ day of _____, 2023.

Notary Public in and for El Paso County My Commission Expires _____

ACKNOWLEDGEMENT
STATE OF TEXAS
COUNTY OF EL PASO

BEFORE ME, the undersigned authority, on this day personally appeared RAY and RONA RODRIGUEZ, RONA RODRIGUEZ, SARA M. TRUJILLO and MARIE TRUJILLO, known to me to be the persons whose names are subscribed to the foregoing instrument, and being by me first duly sworn, declared that the contents thereof are true and correct and acknowledged that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this _____ day of _____, 2023.

Notary Public in and for El Paso County My Commission Expires _____

CITY OF SOCORRO PLANNING COMMISSION
This subdivision is hereby approved as to the platting and as to the conditions of the subdivision in accordance with Chapter 212.002B of the Local Government Code made this _____ day of _____, 2023 A.D.

City Planner Secretary

CITY OF SOCORRO
CITY CLERK OF EL PASO COUNTY
UNDER TEXAS LOCAL GOVERNMENT CODE SECTION 212.002 (4)

WE, THE UNDERSIGNED, CERTIFY that this plat of this lot to Boyee del Piro Subdivision was returned and approved by the City of Socorro on _____ day of _____, 2023.

Mayor of the City of Socorro Date
Treasurer of the City of Socorro Date

FILED IN
Plat and recorded in the office of the County Clerk of El Paso County, Texas, this _____ day of _____, 2023, A.D. in File No. _____

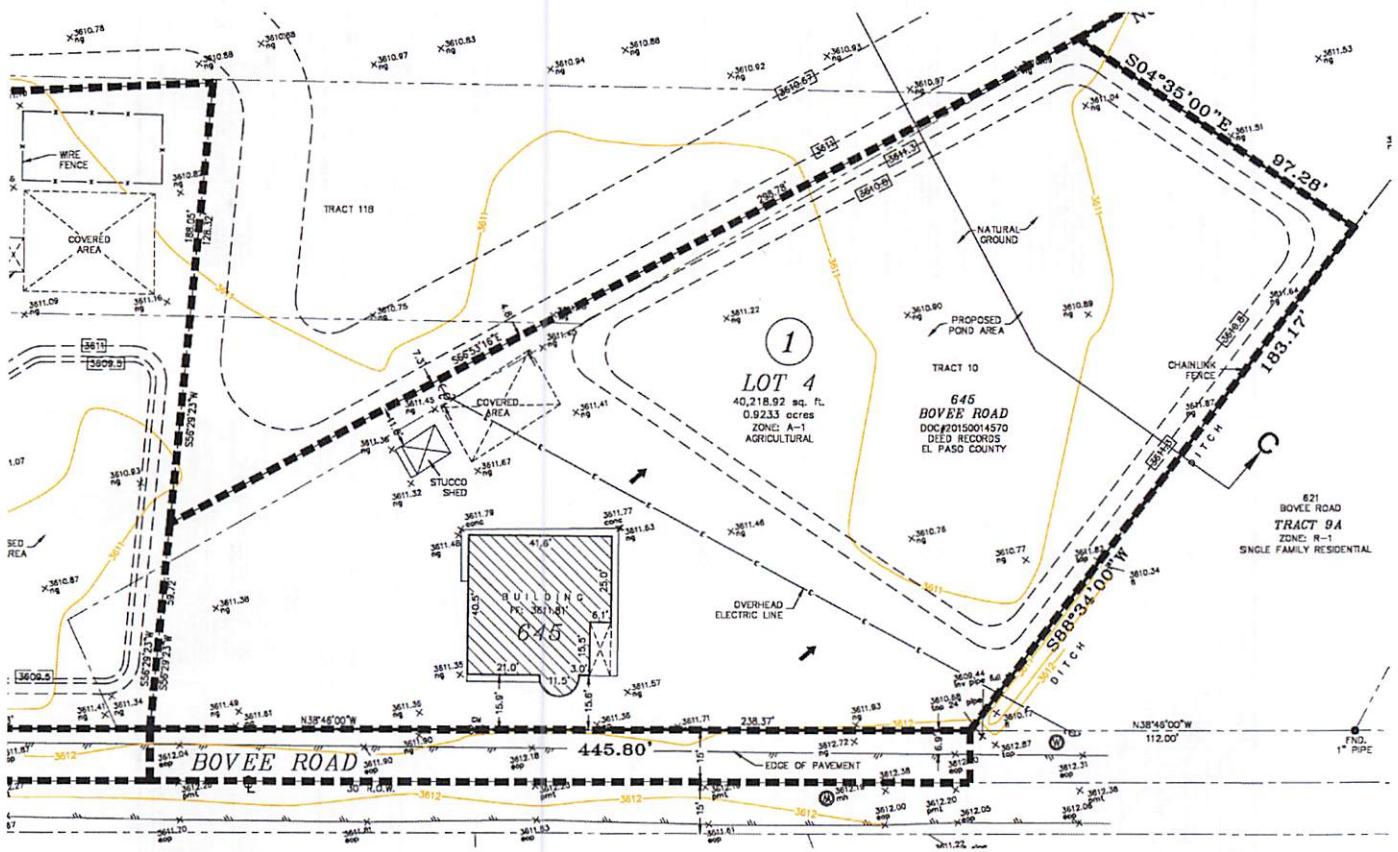
County Clerk By Deputy

STATE OF TEXAS
COUNTY OF EL PASO

I, Carlos M. Jensen, a Notarially Licensed Land Surveyor in Texas, hereby certify that I am the author of this plat and that the same is a true and correct copy of the original as it appears on file in my office on this day of _____, 2023.

Carlos M. Jensen
Notary Public, State of Texas
Texas Not. 00000

VARIANCES FOR LOT 4



1. A-1 REQUIRES MINIMUM ONE ACRE--LOT 4 IS 40,128 SQFT OR .92 ACRE.

2. A-1 REQUIRES A MINIMUM FRONT SETBACK OF 35'--LOT 4 HAS AN EXISTING SETBACK OF ~15'.