



NOTICE is hereby given that the following ordinances were adopted by the City of Brownsville City Commission:

ORDINANCE NO. 2021-235-002-CO

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Partially remove a Conditional Overlay from Commercial Corridor-CO (CC-CO) to allow food establishments for area described as 2.32 acres, more or less, out of a certain 2.73 acre tract in a certain 11.32 acre tract in Share Twelve(12), Espiritu Santo Grant, located at 940 W Ruben Torres Blvd]; and dealing with related matters including \$2000 Penalties. 5/4/2021

ORDINANCE NO. 2021-235-004

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Single-Family (R-1) to Commercial Corridor (CC) for a tract of land being 4.09 acres in Share Twelve (12), Espiritu Santo Grant, located on Schaefer Lane]; and dealing with related matters including \$2000 Penalties. 6/1/2021

ORDINANCE NO. 2021-235-005-S

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Allowing A Wireless Communication Facility, in Commercial Corridor (CC) for a tract of land being 4.09 acres in Share Twelve (12), Espiritu Santo Grant, located on Schaefer Lane]; and dealing with related matters including \$2000 Penalties. 6/1/2021

ORDINANCE NO. 2021-235-006

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Single-Family District (R-1) to Residential Transition (R-3) for a 0.534-acre tract of land, more or less, out of Block 29 of the Media Luna Subdivision in Share 2 of the Espiritu Santo Grant, located at 2924 Weslaco Rd]; and dealing with related matters including \$2000 Penalties. 7/13/2021

ORDINANCE NO. 2021-235-007

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Suburban (R-2) to Residential Transition (R-3) for Lot 31, Block 1, Portway Acres Subdivision, Section 1, located at 25 Zena Dr]; and dealing with related matters including \$2000 Penalties. 7/13/2021

ORDINANCE NO. 2021-235-011

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Single Family (R-1) to Residential Suburban (R-2) for Lot 8, Blk 1, McKenzie Estates Subdivision, located at 5124 Austin Rd]; and dealing with related matters including \$2000 Penalties. 11/2/2021

ORDINANCE NO. 2021-235-012

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Suburban (R-2) to Residential Transition (R-3) for Lot 3, Blk 1, San Rafael Subdivision, located at 2940 N Central Ave]; and dealing with related matters including \$2000 Penalties. 11/2/2021

ORDINANCE NO. 2021-235-013

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Estate (RE) to Residential Transition (R03) for a 30.631-acre tract of land, being all of Blk 16 & 17, Emilia Subdivision, located at Emilia Ln]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-014

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Agricultural (AG) to Residential Single Family (R-1) for an approximate 32.65-acre tract of land, out of Lot 7, Blk 205, Share 29 Espiritu Santo Grant, El Jardin Subdivision, located at the intersection of Dockberry Rd & S Dakota Ave]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-015

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Suburban (R-2) to Residential Transition (R-3) for the rear 1.36 acres & Commercial Corridor (CC) for the front 1.14 acres of a 2.5-acre tract of land out of Blk 27, El Jardin Subdivision, located at 3839 Jaime J. Zapata Ave]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-016

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Single Family (R-1) to Residential Suburban (R-2) for a 1.518 acre tract of land out of Blk 22, Chicago Gardens Subdivision, located at 661 N Iowa Ave]; and dealing with related matters including \$2000 Penalties. 3/15/2022

ORDINANCE NO. 2021-235-017

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Traditional Neighborhood (TN)/Traditional Neighborhood-Corridor (TN-C) to Regional Center (RC) and grant a specific use permit to allow a used car lot for 0.52 acres comprised of Lots 1 & 2, Part Lot 5, and Half Lot 6, Blk 15, E Brownville Addition, located at 1844 E Filmore St]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-018-PD

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Establish a Planned Development District (PD) from an area described as all of Butterfly Grove Subdivision and the remainder of The Groves multi-phased residential development consisting of 108.99 acres, located near Old Alice Rd]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-019

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Estate (RE) to Commercial Corridor (CC) for Lot 15, Blk 1, Rodeo Subdivision, located at 2908 W Alton Gloor Blvd]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-020

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Agricultural (AG) to Residential Single Family (R-1) for a tract containing 30.13 acres out of a 110.00-acre tract of land, out of Share Number Four (4), of the Espiritu Santo Grant, located at the intersection of Vasquez Rd & US Hwy 281]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-021

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from agricultural (AG) to Commercial Corridor (CC) from 4.434 acres out of a part or portion out of Blk 3, Plat of subdivision of Blk 2, 3, 4 & 5, Villa Nueva Subdivision, located at 1985 US Military Hwy 281]; and dealing with related matters including \$2000 Penalties. 1/4/2022

ORDINANCE NO. 2021-235-028

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Dwelling "Z" (DZ) to Light Commercial (C-1) for 0.421 acre out of Fraction Lot 14 & part Reserve, El Huisache Additional Subdivision, located at 7554 Los Fresnos Rd]; and dealing with related matters including \$2000 Penalties. 1/5/2021

ORDINANCE NO. 2021-235-901

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone 3 tracts of land as follows: (1) from Agricultural District (AG) to Residential District (R-1) for a tract of land being an approximate 149.88 acres; (2) From Agricultural District (AG) to Residential Transition District (T-3) from a tract of land being an approximate 8.16 acres; and (3) From Agricultural District (AG) to Commercial Corridor District (CC) for a tract of land being an approximate 160.66 acres - All out of 1,330.35 acres of land comprised of 2 tracts: Tract 1 being 1,222.12 acres out of a 1282.657 acre tract conveyed to Madeira Properties, Ltd. By deed filed December 3, 2002 in Vol 8551, Page 124, Official Records, Cameron County, Texas, being out of Share 1, Espiritu Santo Grant; Tract 2 being a 108.45 acre tract (Known as El Triangulo) conveyed to Madeira Properties, Ltd., recorded in Volume 10235, Page 167, Official Records, Cameron County, Texas, being out of Share 1, Espiritu Santo Grant, located near the intersection of N Interstate 69 and Hwy 100, Los Fresnos]; and dealing with related matters including \$2000 Penalties. 7/13/2021

ORDINANCE NO. 2021-235-902

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Agricultural District (AG) to Residential Single-Family District (R-1) for a tract of land being 17.18 acres out of Share 14, Espiritu Santo Grant, conveyed to Olmito Development, LLC by deed filed March 26, 2021 by Instrument No. 2021-12706, located near Summerhill Blvd]; and dealing with related matters including \$2000 Penalties. 7/13/2021

ORDINANCE NO. 2021-235-903

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Agricultural District (AG) to Residential Single-Family (R-1) for 39.50 acres out of a 3,034.24-acre tract of land of the Noriega Plantation in Shares 1 & 17, Espiritu Santo Grant, located near the intersection of US Military Hwy 281 & New Carmen Blvd]; and dealing with related matters including \$2000 Penalties. 8/17/2021

ORDINANCE NO. 2021-235-904

An Ordinance Amending the "City Zoning Ordinance" by Amending the Official Zoning Atlas [Rezone from Residential Suburban (R-2) to Residential Transition (R-3) for Lots 1, 2 & 4, Blk 1, San Rafael Subdivision, located near the intersection of N Central Ave & Salida de Luna Ave]; and dealing with related matters including \$2000 Penalties. 1/4/2022

A copy of these ordinances may be reviewed in the Office of the City Secretary, City Plaza, 1st Floor, 1034 E. Levee Street, Brownsville, TX 78520.

/s/ Brownsville City Secretary