



CITY REVIEW COMMITTEE MEETING

**Virtual Meeting
August 27, 2025
10:00 A.M.**

MINUTES

The City Review Committee held a virtual meeting at the time listed above.

The meeting was called to order at 10:02 A.M. by Luis Zamora, Secretary and Chair of the City Review Committee.

COMMITTEE MEMBERS PRESENT:

Modesto Melendez III
Fredo Alejandre

AGENDA

Luis Zamora, Secretary and Chair of the City Review Committee, provided a summary of how people can participate in the meeting virtually. Committee members and staff introduced themselves.

Saul Pina, Senior Planner, informed the committee that the case number for Item 2 should be corrected. Staff requested the committee to revise the case number to PLRG25-00010.

ACTION: Motion made by Committee Member Melendez III, seconded by Committee Member Alejandre and unanimously carried to **APPROVE THE CHANGES TO AGENDA.**

I. CALL TO THE PUBLIC – PUBLIC COMMENT

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

Members of the public may communicate with the City Review Committee during public comment, and regarding agenda items by calling 1-915-213-4096 or Toll-Free Number: 1-833-664-9267. Conference ID: 432 766 857#. Requests to speak must be received by contacting Luis Zamora, Secretary of the City Review Committee, at ZamoraLF@elpasotexas.gov or (915) 212-1552 no later than 8:00 A.M. the day of the hearing.

PUBLIC:

No members of the public signed up to speak.

II. REGULAR AGENDA - DISCUSSION AND ACTION:

1. **PLRG25-00009** The East 52 feet of Lots 16 through 20, Block 149, Alexander Addition, City of El Paso, El Paso County, Texas
ADDRESS: 511 Blanchard Avenue
APPLICANT: Alan Heatley
REPRESENTATIVE: Jorge Eduardo Enriquez
REQUEST: Addition and exterior remodel of an existing residence
ZONING: R-4/NCO (Residential /Neighborhood Conservancy Overlay)
STAFF CONTACT: Alejandra González, (915) 212-1506, GonzalezAG@elpasotexas.gov
POSTPONED FROM OCTOBER 29, 2025

Saul Pina, Senior Planner, made a presentation on behalf of Alejandra Gonzalez, to the committee. Notices were mailed to property owners on November 24, 2025. The Planning Division received one (1) call in opposition to the request from the Sunrise Civic Group Neighborhood Association. Staff recommends **approval with a condition** of the request. The condition is the following:

- That the front porch must remain intact to maintain the design and character of the main dwelling.

Jorge Eduardo Enriquez, representative, answered questions from the committee.

ACTION: Motion made by Committee Member Melendez III, seconded by Committee Member Alejandre **TO POSTPONE ITEM PLRG25-00009 until the next available hearing** and unanimously carried.

Motion Passed.

2. **PLRG25-00010** Lots 11, 12, 13 and the North ½ of Lot 14, Block 170, Alexander Addition, City of El Paso, El Paso County, Texas
ADDRESS: 800 E. Kerbey Avenue
APPLICANT: Alberto Alcantar
REPRESENTATIVE: Alberto Alcantar
REQUEST: Reroof of an existing residence
ZONING: R-3/NCO (Residential /Neighborhood Conservancy Overlay)
STAFF CONTACT: Saul J. G. Pina, (915) 212-1604, PinaSJ@elpasotexas.gov

Saul Pina, Senior Planner, made a presentation to the Committee. Notices were mailed to property owners on November 25, 2025. The Planning Division has not received any communication in support or opposition to the request. Staff recommends **approval** of the request based on compliance with the relevant Rim University Neighborhood Design Standards.

Alberto Alcantar, representative, answered questions from the committee.

ACTION: Motion made by Committee Member Alejandre, seconded by Committee Member Melendez III **TO APPROVE ITEM PLRG25-00010** and unanimously carried.

Motion Passed.

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3. Discussion and action on previous regular meeting minutes.

ACTION: Motion made by Committee Member Melendez III, seconded by Committee Member Alejandre **TO APPROVE minutes** and unanimously carried.

Motion Passed.

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4. Adjournment of the City Review Committee Meeting.

ADJOURNMENT:

ACTION: Motion made by Committee Member Alejandro, seconded by Committee Member Melendez III, and unanimously carried to **ADJOURN**.

Motion passed.

Meeting adjourned at 10:32 A.M.

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Approved as to form:



Luis Zamora, Chief Planner, Secretary and Chair of the City Review Committee

