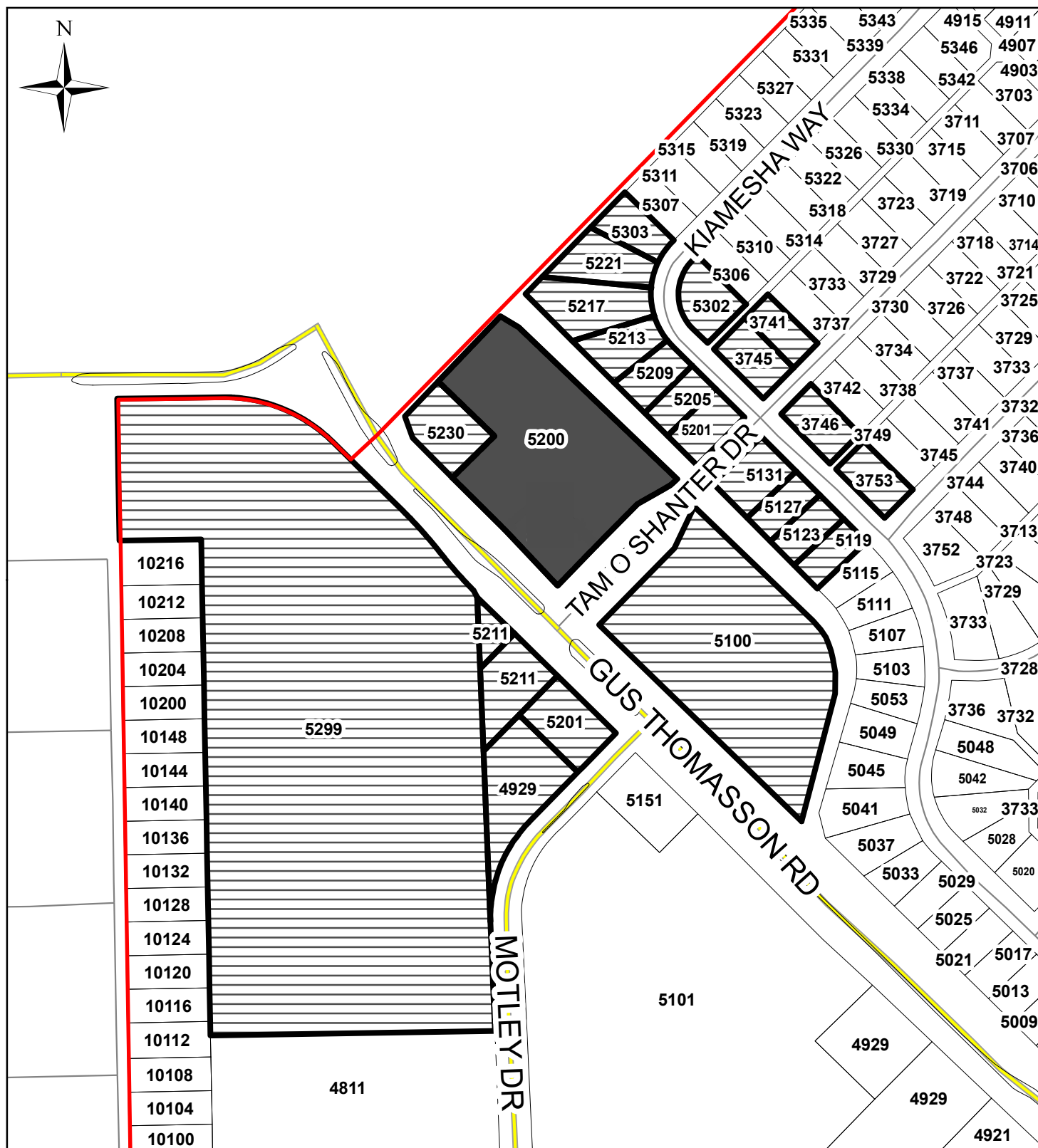


# Notification Map






**Request: Variance reducing the separation requirement from a school from 300 ft. to 115 ft., for the sale of alcohol.**

**Applicant: Rafael Ortega & Jacqueline Ramos**

**Location: 5200 Gus Thomasson Road, Suite 100**

### Legend

-  City Limit Boundary
-  Notified Properties
-  Subject Property



T E X A S

Real. Texas. Service.

CITY OF MESQUITE  
PLANNING AND ZONING COMMISSION  
NOTICE OF PUBLIC HEARING

**LOCATION:** 5200 Gus Thomasson Road, Suite 100  
(See attached map for reference)

**CASE NUMBER:** V0521-0028

**APPLICANT:** Rafael Ortega & Jacqueline Ramos, La Michoacana Meat Market

**REQUEST:** A Variance reducing the separation requirements from 300 feet to 115 feet between La Michoacana Meat Market; an existing grocery store, and Larry G. Smith Elementary School; a public school serving grades Pre-K through 5<sup>th</sup>, to allow La Michoacana Meat Market to sell beer and wine for off-premise consumption.

**LEGAL DESCRIPTION**

Country Club Estates 1, Block 2

**PUBLIC HEARINGS**

The City Council will hold a public hearing on this request at 7:00 p.m. on Monday, **June 21, 2021**, at 757 N. Galloway Ave.

Questions pertaining to this case may be directed to the Planning Division at (972) 216-6346 or [lfrohberg@cityofmesquite.com](mailto:lfrohberg@cityofmesquite.com)

**REPLY FORM**

The City of Mesquite requires notification to all property owners within 300 feet of the subject property. For this reason, we are sending you this notice. As a property owner within 300 feet of the property, you are urged to give your opinion on the request by attending the public hearing or by completing the form below or both. Your written reply is important and will be considered by the Council. The reply form (below) is provided to express your opinion on this matter. The form should be returned to the Planning Division by 5:00 pm on **June 4<sup>th</sup>** to be included in the City Council packet. All notices received after the listed dates will still be accepted and presented to Council, but will not be included in meeting packets.

(Complete and return)

Do not write on the reverse side of this form.

By signing the form, I declare I am the owner or authorized agent of the property at the address written below.

Case Number: V0521-0028

Name:(required)

*Dallas Baptist Association*  
Ryan Jespersen, Executive Director  
5100 Gus Thomasson Rd, Mesquite 75150

I am in favor of this request

Address of  
Noticed Property:

I am opposed to this request

Owner Signature:

*Ryan Jespersen*

Date: *6/2/21*

Reasons (optional):

Please respond by returning to: PLANNING DIVISION  
Lesley Frohberg  
CITY OF MESQUITE  
PO BOX 850137  
MESQUITE TX 75185-0137

RECEIVED  
JUN 08 2021  
PLANNING AND ZONING

# MESQUITE

T E X A S

Real. Texas. Service.

## CITY OF MESQUITE PLANNING AND ZONING COMMISSION NOTICE OF PUBLIC HEARING

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(See attached map for reference)

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Case Number: V0521-0028

Name:(required)

Ortega Real Estate Interests Limited Partnership

I am in favor of this request X

Address of  
Noticed Property:

5200 Gus Thomasson Rd, Suite 100

I am opposed to this request

Owner Signature:

Rafael Ortega

Date: 6.2.2021

Reasons (optional):

Please respond by returning to: PLANNING DIVISION  
Lesley Frohberg  
CITY OF MESQUITE  
PO BOX 850137  
MESQUITE TX 75185-0137