

MINUTES OF PLANNING AND ZONING COMMISSION FOR JULY 13, 2004

MEMBERS PRESENT: Randy Jones, Tom Carson, Lupe Lozano and Jan Russell

MEMBERS ABSENT: David Wright, Bill Williams & John Gage

STAFF PRESENT: Carlos Vigil and Marcia McLaughlin

VISITORS PRESENT: List

MEETING OPENED: 4:12 P.M. MEETING ADJOURNED: 4:56 P.M.

The First item of business was to call the meeting to order. Tom Carson was acting Chairperson in the absence of Bill Williams.

The Second item of business: **Citizen Comments**

The Third item of business: **Approval of the minutes from the meeting of July 13, 2004.**

Minutes were approved with the corrections to be made. Randy Jones abstained from voting regarding 300 N. I-35 and 801 N. I-35. Also Jan Russell stated that 1500 N. Dixon St. must meet Landscape requirements and the water meter may be left out and native plants may be used if necessary.

Mr. Jones made a motion to approve the minutes with corrections, with a second by Mrs. Lozano.

The motion carried by the following vote: AYES: Carson, Russell, Jones & Lozano: NAYS: None: ABSENT: Gage, Williams & Wright: ABSTENTION: None.

4. Variance - to consider and make a recommendation for a sign variance for property located at 1501 N. Grand St. for Radio Shack, Ste. F. Case # PZ-17-04.

After a presentation by staff, and the representative for the sign company, the Commissioners made a recommendation to deny the request for additional signage, due to the fact that after driving around this location the signs will be visible from all direction and this extra sign would put them over the square footage allowed by the sign code.

Mrs. Russell made a motion to deny the request, with a second by Mrs. Lozano.

The motion carried by the following vote: AYES: Carson, Russell, Jones & Lozano: NAYS: None: ABSENT: Gage, Williams & Wright: ABSTENTION: None.

5. Variance - to consider and make a recommendation for a sign variance for an off premise real estate sign to located at the SW corner of Broadway Street and Radio Hill Road for Choice Homes. Case # PZ-18-04.

After a presentation by staff, the Commissioners made a recommendation to deny the request for additional signage due to the fact that their existing billboards along the interstate give the location directions.

Mrs. Lozano made a motion to deny the request, with a second by Mrs. Russell.

The motion carried by the following vote: AYES: Carson, Russell, Jones & Lozano: NAYS: None: ABSENT: Gage, Williams & Wright: ABSTENTION: None.

6. Specific Use Permit - to consider and make a recommendation for a Specific Use Permit to obtain a Beverage Cartage Permit, Mixed Beverage Permit, for the property located at 306 N. Commerce, Case # PZ-19-04.

After a presentation by staff, the Commissioners made a recommendation to approve the request with the stipulation that the S.U.P must be renewed in 2-years.

Mr. Jones made a motion to approve with the stipulation of 2-year renewal for the S. U. P., with a second by Mrs. Russell.

The motion carried by the following vote: AYES: Carson, Russell, Jones & Lozano: NAYS: None: ABSENT: Gage, Williams & Wright: ABSTENTION: None.

7. Staff Report.

Staff reported on activities in the Community Development Department.

8. Adjourn.