

**TOWN OF RED RIVER
PLANNING & ZONING COMMISSION
SEPTEMBER 8, 2016
COUNCIL CHAMBERS**

1. CALL TO ORDER

Commissioner Randy Richard called the meeting to order at 10:06 AM.

2. ROLL CALL

Commissioner Heather Larson - Present

Commissioner Sara Nora - Present

Commissioner Randy Richard - Present

Commissioner Jodee Thayer - Absent

Commissioner Gail Douglas - Absent

Planning and Zoning Administrator Brenda Sloan and Deputy Planning and Zoning Administrator Deke Willis were both present.

3. APPROVAL OF AGENDA - September 8, 2016

Commissioner Larson made a motion to approve the agenda of September 8, 2016. Commissioner Nora seconded the motion and the motion was passed.

4. APPROVAL OF MINUTES

August 11, 2016 - Regular Meeting

Commissioner Nora made a motion to approve the minutes from the August 11, 2016, meeting. Commissioner Larson seconded the motion and the motion was passed.

5. STAFF REPORT

- a. Administrator Brenda Sloan reported to follow-up from last meeting that the Black Diamond has taken down the old signs and a new sign is up.
- b. Administrator Sloan reported that she met with an architect named Vishu from Taos who was inquiring about construction planned for 2017. She has noticed a trend of improvement with people contacting her in advance rather than after construction has started.
- c. Administrator Sloan reported that she received several calls from people with electrical/mechanical repairs and construction asking if they need any permits from the Town for their projects. She responded to these calls that no Town permit is required for this type of project and that they go through CID.
- d. Administrator Sloan reported that there is currently illegal construction going on at the old Red River Mining Company building. This issue will be handled by CID.
- e. Administrator Sloan reported on the ongoing issue with banners at the Lift House. When she has gone into the Lift House regarding the banners, they tell her it is the ski area putting them up. She calls the ski area and then the banners are taken down.

6. CONSIDERATION OF:

a. Recommendation to Council - Tourist Overlay Ordinance

Following discussion about the draft tourist overlay ordinance, Commissioner Richard called for a motion to update the non-conforming clause. Commissioner Nora made a motion to recommend to Town Council to update the non-conforming clause to state that existing residences can remain a residence until converted to commercial. Once a residence has been converted to commercial then it must remain commercial. Commissioner Larson seconded the motion.

Assistant Clerk Holly Fagan took a roll call vote. Commissioner Richard - yes, Commissioner Larson - yes, Commissioner Nora - yes. Motion passed.

Following discussion on the permissive and prohibitive uses in the draft tourist overlay ordinance, Commissioner Richard called for a motion to recommend to council that the discussed changes be made. Commissioner Larson made a motion to recommend to council that specific changes need to be made to the wording in Section C, number 8 needs to be changed to include jeeps and 4x4 vehicles. The wording on Section F, number 1 also needs to be changed to remove rental of automobiles. Commissioner Nora seconded the motion.

Assistant Clerk Holly Fagan took a roll call vote. Commissioner Nora - yes, Commissioner Larson - yes, Commissioner Richard - yes. Motion passed.

b. Recommendation to Council - Nuisance Resolution

The Commissioners had a discussion about the proposed nuisance resolution in relation to a list of four properties identified by Administrator Sloan that have excessive weeds and/or debris. Ordinance 2000-5 states the only way someone can be asked by the Town to clean up their property is by resolution of council. The Commissioners felt that at this time the presented list of four properties is too selective as there are many other properties with nuisance related issues.

Following discussion, it was a consensus of the group that they do not wish to make a recommendation to Council on this matter until there is a Nuisance Ordinance in place.

7. OTHER:

8. ADJOURNMENT

With no further business, Commissioner Richard adjourned the meeting at 11:02 AM.



Holly Snowden Fagan, Assistant Clerk



Randy Richard, Commissioner