

Town Of Red River
Planning & Zoning Commission
October 14, 2015
Council Chambers

1. CALL TO ORDER

Chairman Jodee Thayer called the meeting to order at 6:02pm.

2. ROLL CALL

Commissioner Scott Wilson	Present
Commissioner Richard Brown	Present
Commissioner Jodee Thayer	Present
Commissioner Gail Douglas	Present
Commissioner Chuck Fettinger	Present
Brenda J. Sloan, Planning & Zoning Administrator	Present

3. APPROVAL OF AGENDA – October 14, 2015

Commissioner Gail Douglas made a motion to approve the agenda of October 14, 2015. Commissioner Richard Brown seconded the motion and the motion passed.

4. APPROVAL OF MINUTES

August 12, 2015 – Sign Work Session

August 12, 2015 – Regular Meeting

September 9, 2015 – Regular Meeting

Commissioner Gail Douglas made a motion to approve the meeting minutes from the August 12, 2015 Sign Work Session & Regular Meeting and for the September 9, 2015 Regular Meeting. Commissioner Scott Wilson seconded the motion and the motion passed. Commissioner Chuck Fettinger abstained from voting as he stated he was not present at the August 12, 2015 meetings.

5. STAFF REPORT

Brenda J. Sloan reported that she had attended the New Mexico Municipal League of Zoning Officials Semiannual Conference, where the topics for training included subdivisions, comprehensive plans, zoning 101, nuisance abatement, condemnation and demolition of nuisance properties, verbal defense and influence and clandestine drug labs. Brenda also reported the following items:

She was instructed by the Town Administrator to approve the building permit application and plans for A & S Retail, as A & S won their lawsuit.

She received a call from a man wanting information on the permit process to operate a caramel popcorn vending machine at Mike's Fun Place.

She has spent many days mediating a fencing dispute in Young's Ranch Subdivision.

A formal complaint to CID was made for the unauthorized remodeling construction of the Timbers building by an unlicensed contractor.

There have been many phone calls from owners regarding building permits questions and sign/banner ordinance.

Brenda was asked, "When do the Conditional Use permits for Old Tymer's and The Hideout expire?" Brenda stated that Old Tymer's was good thru October 15, 2015 and that The Hideout expired on September 30, 2015. A letter will needed to be sent to Heidi to remind her that her business trailer will needed to be covered with and RV covered in order to be able to remain stored now that the Condition Use permit has expired.

Brenda was also asked if there were building permits for a gazebo being built in Young's Ranch or the deck being built on Bitter Creek Road. Brenda stated she did not approve any permit application for those projects but would investigate both of these projects.

6. CONSIDERATION OF:

a. New Sign Ordinance

Commissioner Gail Douglas made a motion to recommend to the Town Council to repeal Ordinance 2011-1, Article 21 Signs, Section A through P; and adopt a new 2015 Sign Ordinance for Article 21 Signs, Sections A through Q. The motion was seconded by Commissioner Richard Brown. Roll call vote was as follows: Commissioner Fettinger – Yes, Commissioner Douglas – Yes, Commissioner Thayer – Yes, Commissioner Brown – Yes, Commissioner Wilson – Yes. Motion passed.

b. Code Enforcement Officer Recommendation to Town Council

A motion was made by Commissioner Gail Douglas to recommend to the Town Council that Ordinance 2000-5, Article 25, Section A be followed as written, specifically in regards to the following two items:

1) ...that as stated in the ordinance, there should only be "an" Administrator and therefore the council should revoke the authority given to all persons as a P&Z Administrator except for those given to the current person holding the P&Z Administrator position, Brenda J. Sloan. In accordance with Article 5, Section E, "...in case of absence of Administrator, P&Z Chairman shall have the authority to approve or disapprove" and therefore it is unnecessary to have a "back-up" P&Z administrator. And,

2)...that the P&Z Administrator, Brenda J. Sloan, should immediately be given the resources and authority to begin enforcing P&Z Ordinances in accordance with Ordinance 2000-5, Article 25, Section A which states the Administrator has, "...the authority and duty to enforce this Ordinance."

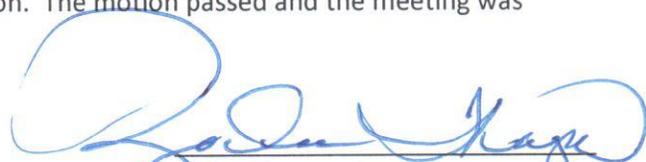
The motion was seconded by Commissioner Scott Wilson. Roll Call vote was as follows: Commissioner Thayer – Yes, Commissioner Brown – Yes, Commissioner Wilson – Yes, Commissioner Fettinger – Yes, Commissioner Douglas – Yes. Motion passed.

7. OTHER

8. ADJOURNEMENT

With no further business, Commissioner Fettinger made a motion to adjourn the meeting. Commissioner Wilson seconded the motion. The motion passed and the meeting was adjourned at 7:06pm.


Brenda J. Sloan - P & Z Administrator


Jodee Thayer - Chairman