

MINUTES
For the NOVEMBER 3, 2009
REGULAR MEETING of the
RUIDOSO VILLAGE PLANNING
COMMISSION

DRAFT

1) CALL TO ORDER AND ROLL CALL

Chairman Barrow calls this meeting to order at 2:00 p.m. and roll call is taken as follows:

Members present – Chairman Glen Barrow, Vice-Chair Phillis Barnett, members Beth Hood, Bill Hirschfeld, Vicki Williams, and Ray Alborn.

Members absent – member Don Dutton.

Staff present – Village Attorney Bryant, Planning Administrator Decker, Planner Williams, and Recording Secretary Phillips.

2) CERTIFICATION OF COMPLIANCE WITH RESOLUTION 2008-01

Administrator Decker confirmed compliance.

3) APPROVAL OF AGENDA

Commissioner Barnett made the motion to approve agenda with amendment of moving Item C – Review of the Comprehensive Plan - to after regular Items. Motion was seconded by Commissioner Hood and passed unanimously.

4) APPROVAL OF MINUTES - the October 6th, 2009 regular meeting minutes.

Commissioner Hood thanked the staff for their efforts on the minutes presented. She proceeded with a request to research the lack of an action for postponing the amendments to the Ruidoso Village Comprehensive Plan. Planner Williams made note of the request for research.

Commissioner Hood made the motion to approve the October 6th, 2009 minutes with added research action. Commissioner Hirschfeld seconded the motion and the motion passed with all ayes.

5) PUBLIC HEARING

A. ZA09-001 Zone District Amendment – Lot 15A, Block 1, Forest Heights Subdivision; Wayne Usrey, Applicant

This case was withdrawn.

B. PV09-011 – Variance Request – Lot 12A, Block 42, Paradise Canyon Subdivision; HE Houseknecht, Applicant – DT Collins and Associates, Agent.

Discussion involved the narrowness of the road and the owners needing a safer access. **Commissioner Barnett made the motion to approve PV09-011 with conditions as stated in staff report. The motion was seconded and passed unanimously.**

6. REGULAR ITEMS

A. PL & FP 09-001 Preliminary and Final Plat – Lots 36, 37, 38, Block 3, Camelot Mountain Tracts; Robert Hass, Applicant – DT Collins and Associates, Agent.

Administrator Decker briefed the Commission on the case, and stated that the street turning radius is not to emergency vehicle turn radius standards. Agent Collins stated that he would include a statement on the plats for lift station liability to owners of property.

Commissioner Hirschfeld made the motion to approve with conditions as added by staff report, hammerhead turns, and a signature block containing lift station requirements. Commissioner Barnett seconded the motion and the motion was passed unanimously.

B. PSD09-009 Site Plan Review – Lot 1A – 8, Block 3, Riverside Addition Subdivision; Shari Smith and Thomas Farrell, Applicants – Shaw Engineering, Agent.

Mr. Farrell presented his case for a new commercial building in the C-3 district. He stated that he has complied with all Ordinance requirements and will add additional parking to the site. Agent Shaw stated the site plan would be changed to show the proposed building moved 10 ½ feet back from the road. Neighboring business owners stated their concerns of the proposed two-story building throwing shadows on their property.

Chairman Barrow called for a short recess at 2:40 pm

Reconvene at 2:45 pm

Further discussion included drainage and building height.

Commissioner Hirschfeld made the motion to approve PSD09-009 with the condition of moving proposed building back 10 ½ feet from the road. Commissioner Williams seconded the motion and the motion passed unanimously.

Chairman Barrow called for a short recess at 3:20 pm.

Reconvene at 3:25 pm.

5. PUBLIC HEARING

C. Review of the Comprehensive Plan Update

Administrator Decker stated compliance for public input included 11 public forums, two legal publications, and all amendments in public view for a period of time. Chairman Barrow commended staff on compliance and professionalism of amendment presentation. Administrator Decker stated a taskforce would handle Comprehensive Plan Amendments in the future. He added Dr. Elrod, ENMU – Ruidoso Branch President, suggested water and sewer be provided for the college extension outside of current Village Limits. Administrator Decker listed public concerns as improvements to the look of the community, buildings that are unsafe need to be addressed, a recreation plan with a recreation director, and specific housing for artists. Attorney Bryant requested an Appendix “A” be added to the Comprehensive Plan for a meeting compliance record. Chairman Barrow requested more “Green” compliance added to the Comprehensive Plan for future energy use awareness and or waste. Andrea Reed asked for re-use of old buildings. Jenny Dorgan asked for more public meetings. Rick Albers asked for a brown-bag meeting at the college for student input. Eric Collins stated the water situation is fine for this community as it is now. Administrator Decker stated the utilities would be

systematically updated. Chairman Barrow asked for building setbacks off of Main Road. Commissioner Hirschfeld requested development setbacks off of the river. Jenny Dorgan asked for clarification on zoning for cabin businesses as residential of commercial.

No action is taken at this time as this is strictly a draft amendment to the Comprehensive Plan and the final draft is not available as yet.

7. PUBLIC INPUT

Jenny Dorgan asked how a zoning amendment that is withdrawn is paid or if the fee is refunded. Administrator Decker stated that the client is refunded by Ordinance standards.

8. STAFF REPORTS

Administrator Decker gave an update on code enforcement. He stated the business application is going to be reworked to include the code officer signature of compliance to code. Commissioner Hirschfeld asked if help has been addressed for the code officer. Administrator Decker stated Police Chief Born would address this question at the next regular meeting.

9. COMMISSIONER COMMENTS

Commissioner Hood commented that the legal notice is too vague for public input and needs to be stated more clearly that the public is invited for input to the amendment to the Comprehensive Plan hearings.

10. ADJOURNMENT

Chairman Barrow adjourned this meeting at 4:25 pm

These minutes were passed and approved on this _____ day of _____, 2009.

Susan Phillips, recording secretary