PLANNING & ZONING COMMISSION
CITY OF TRUTH OR CONSEQUENCES, NEW MEXICO
REGULAR MEETING

Tuesday, October 4, 2005

TIME & PLACE: The Planning & Zoning Commission of the City of Truth or Consequences, New Mexico, met in Regular Session in full conformity with the law and ordinances of said Commission, at the Commission Chambers of said City on Tuesday, the 4th day of October, A.D., 2005, at 5:30 P. M.

PRESIDING OFFICER: The meeting was called to order by Kerry Kent, Chairman and Hazel F. Peterson acting as secretary of the meeting.

ATTENDANCE: Upon calling the roll the following members were reported present:

Kerry Kent, Chairman
Roger Smith, Vice Chairman
Yolanda Sepulveda, Member
Bill Howell, Member
Viola Bonner, Member

Also Present:

Chris Nobes, Building Inspector
Hazel F. Peterson, Deputy City Clerk

Absent:

QUORUM: There being a quorum present the Commission proceeded with the business at hand.

APPROVAL OF AGENDA: Kerry Kent, Chairman called for approval of the Agenda.

"Bill Howell made a motion to approve the Agenda as submitted."

Seconded by Viola Bonner
Motion carried unanimously.

APPROVAL OF MINUTES: Kerry Kent, Chairman called for review and approval of minutes of the Regular meeting held Tuesday, September 6, 2005.

"Viola Bonner moved to approve the minutes of the Regular meeting held Tuesday, September 6, 2005 as submitted."

Seconded by Roger Smith
Motion carried unanimously.

Kerry Kent, Chairman called for review and approval of minutes of the Special meeting of Thursday, September 8, 2005.

"Viola Bonner moved to approve the minutes of the Special meeting held Thursday, September 8, 2005."

Seconded by Roger Smith
Motion carried unanimously.

COMMENTS FROM THE PUBLIC: None.
SUMMARY PLAT APPLICATION – LUCHINI:

Mr. Kent asked Chris Nobes if this was just to realign the property with the street so it's not so catawampus.

Mr. Nobes stated it's basically expanding lot no. one to meet our current regulations, our current definition of build able lot. He stated it was probably just an oversight in the original plating.

Mr. Howell stated it's just to make each one 4,500 square feet, right.

Mr. Nobes stated that was correct, 45 feet of street frontage required. He stated all utilities are in place, it seems relatively straightforward.

"Bill Howell moved to approve the Summary Plat Application submitted by Frank Luchini."

Seconded by Viola Bonner

Motion carried unanimously.

DISCUSSION/APP ROVAL – ZONING ANNEXED AREA:

Mr. Kent asked Terry Simcoe from the New Mexico Department of Transportation to approach the podium and stated he has a lot of information on zoning of Airports, and he would like to turn the meeting over to him.

Mr. Simcoe stated he was the Aviation Planner for the State of New Mexico, that is to say he is the only State employee who does that. He stated there are some consulting engineers that work for the various airports and in the case of the T or C Airport; the consulting engineer is ASCG in Albuquerque.

Mr. Simcoe began his presentation on the importance of T or C zoning the annexed airport area as soon as possible and the reasons for this.

Discussion ensued.

PROPOSED VEHICLE ORDINANCE:

Mr. Kent asked Chris Nobes to address this issue.

Mr. Nobes stated there are two issues they are hoping to address at the same time. He stated is seems that there should be quite a simple solution to it, one being "derelict vehicles on our City streets." He stated we get complaints from the public and they go to the Police Department who says it's a zoning issue not a traffic statute issue.

He stated he talked to the Village of Williamsburg and they gave him a copy of an ordinance they adopted recently and it was produced by an Attorney and it's been enacted into their code of ordinances so it's worked in a legally acceptable manner.

Mr. Nobes stated he presented this to the Board just for their consideration. They could talk about it and adopt something like this or modify it. He stated it's just sometimes people leave a boat, an RV, or a vehicle out with expired registration and it becomes a nuisance for the neighborhood.

Mr. Nobes state the other issue is oversized vehicles, eighteen-wheelers basically parking in residential areas and some of them with reeler units on them. He stated that even if the operator says he turns them off, they kick on periodically through the night.

He stated there is a sign that's been in place for quite a while out on east 3rd Street between the Pine Knot and the curve, which says "NOTICE vehicles over 15,000 pounds prohibited on residential streets unless loading or unloading." He stated he spoke to our Street Superintendent;
he called some of the neighboring towns in the area. He stated just because of current conditions that 15,000 pounds may be too low. He stated some of these large RV's, motor homes actually weight as much as 20,000 pounds, a 40' motor home can weight 20,000, and a triple axel gooseneck recreational vehicle can weigh 18,000.

He stated he would recommend possibly raising that to 20,000 pounds.

Discussion ensued.

"Yolanda Sepulveda moved to add 12-62 to Article III, Chapter 12 of the City Code of Ordinances to include "Use of Streets" to read "Commercial vehicles with a gross vehicle weight over 20,000 pounds shall not be permitted on residential streets except for loading and unloading", and submit it to the City Commission for their consideration."

Seconded by Roger Smith
Motion carried unanimously.

"Yolanda Sepulveda moved to table the revision of an ordinance regulating the parking of vehicles on city streets, alleys, and easements, and providing penalties for violations."

Seconded by Viola Bonner
Motion carried unanimously.

ADJOURNMENT: There being no further business to come before the Commission, Kerry Kent, Chairman asked for a motion to adjourn the meeting.

"Bill Howell made a motion to adjourn."

Seconded by Yolanda Sepulveda.
Motion carried unanimously.

APPROVAL: PASSED AND APPROVED this __ day of __________, 2005, on motion duly made by ______________, and seconded by ______________ and carried.

Kerry Kent, Chairman