

MINUTES OF THE REGULAR MEETING OF THE

**City of Carlsbad
Planning & Zoning Commission**

March 7, 2016, at 5:00 p.m.

Meeting Held in the Planning Room

CITY OF CARLSBAD
CARLSBAD, NEW MEXICO

PLANNING AND ZONING COMMISSION

Monday, March 7, 2016, at 5:00 PM
Municipal Building 101 N. Halagueno Street
Planning Room (Second Floor)

1. Roll call of voting members and determination of quorum.
2. Approval of Agenda.
3. Approval of Minutes from the Meeting held February 1, 2016.
4. Consider recommendation for a Zone Change from "I" Industrial District to "C-2" Commercial District for an approximately 0.41 acres located at 1314 S. Canal St., legally described as Tract 27 & 28 Sec. 7, T22S, R27E, from Boundary Survey in Cabinet 3, Slide 463-2 of the Eddy County Clerk's Office.
5. Consider a recommendation to Vacate a segment of Bonito St. lying west of 8th St.
6. Report regarding Summary Review Subdivisions.
7. Adjourn.

If you require hearing interpreters, language interpreters, auxiliary aids in order to attend and participate in the above meeting, please contact the City Administrator's offices at (575) 887-1191 at least 48 hours prior to the scheduled meeting.

MINUTES OF A REGULAR MEETING OF THE CITY OF CARLSBAD PLANNING & ZONING COMMISSION HELD IN THE MUNICIPAL BUILDING PLANNING ROOM, 101 N. HALAGUENO STREET, MARCH 7, 2016, AT 5:00 P.M.

VOTING MEMBERS PRESENT:

**JAMES KNOTT
LASON BARNEY
WANDA DURHAM
BRIGIDO GARCIA**

**CHAIRPERSON
COMMISSIONER
COMMISSIONER
COMMISSIONER**

VOTING MEMBERS ABSENT:

JAMES MCCORMICK

COMMISSION SECRETARY

EX-OFFICIO MEMBERS PRESENT:

**JEFF PATTERSON
GEORGIA GOAD**

**PLANNING DIRECTOR
PLANNING DEPUTY DIRECTOR**

SECRETARY PRESENT:

PATTIE PISTOLE

**PLANNING, ENGINEERING
AND REGULATION DEPARTMENT
SECRETARY**

OTHERS PRESENT:

**DON OWEN
SHANNON SUMMERS
PATRICIA JACQUEZ
ROBERT JACQUEZ
CHARLIE GARCIA**

**CARLSBAD MUNICIPAL SCHOOLS
CDOD
1314 S. CANAL
1314 S. CANAL
101 N. HALAGUENO**

Time Stamps and headings below correspond to recording of meeting and the recording is hereby made a part of the official record.

0:00:43 Start Recording [5:05:37 PM]

0:00:53 **1. Roll call of voting members and determination of quorum.**

Roll was called, confirming the presence of a quorum of commission members. Present – **Ms. Durham, Mr. Knott, Mr. Barney, Mr. Garcia**; Absent – **Mr. McCormick**.

0:01:12 **2. Approval of Agenda.**

Ms. Durham made a motion to approve the Agenda, and **Mr. Barney** seconded the motion. The vote was as follows: **Yes – Ms. Durham, Mr. Knott, Mr. Barney, Mr. Garcia**; No – None; Abstained – None; Absent – **Mr. McCormick**. The motion carried.

0:01:37 **3. Approval of Minutes from the Meeting held February 1, 2016.**

Ms. Durham made a motion to approve the Minutes, and **Mr. Barney** seconded the motion. The vote was as follows: **Yes – Ms. Durham, Mr. Knott, Mr. Barney, Mr. Garcia**; No – None; Abstained – None; Absent – **Mr. McCormick**. The motion carried.

0:03:03 **4. Consider recommendation for a Zone Change from “I” Industrial District to “C-2” Commercial District for an approximately 0.41 acres located at 1314 S. Canal St., legally described as Tract 27 & 28 Sec. 7, T22S, R27E, from Boundary Survey in Cabinet 3, Slide 463-2 of the Eddy County Clerk’s Office.**

Mr. & Mrs. Jacquez were present to request the Zone Change. **Ms. Goad** stated that it would not create a spot zone and had once been a business. **Mr. Patterson** added that it is a step up to more restrictive zoning. **Mr. Jacquez** explained that they want to create a tent-city homeless shelter and resource center. There will be a 7’ R-panel fence on the back half, where there will be grills and picnic tables. The front part will have a resource center for training and human services. The occupants will be able to meet with volunteer doctors, psychiatrists, barbers, etc. Showers and restrooms will be onsite, and there will be an emergency room in the back for women and children. Cameras and a guard shed will be installed for security and protection.

During public comment, **Ms. Summers** spoke in favor of the Zone Change, saying that it would be positive for Carlsbad.

When asked if the tents would be provided, **Mr. Jacquez** said that they are following the Mesilla Valley plan, with covered, three-sided tents in an open-space area. When temperatures fall below freezing, then they will use the conference center. **Mr. Jacquez** stated that several organizations have volunteered at every step they have taken. **Ms. Goad** added that a resource center seems to be something desperately needed. Someone can be cut off from their veteran’s benefits if they do not have access to the Internet. [The shelter] will be doing the Lord’s work. **Mr. Garcia** agreed that this is needed and is what the Lord asks us to do. **Ms. Jacquez** thinks the community and churches seem to all be unified to help in this effort. **Mr. Jacquez** concluded that he has been working with Matt Mercer from Mesilla Valley, who lived in a city-owned tent city for two years. He is now no longer homeless and files all their financials. “The love of God brings them back into society.”

Mr. Garcia made a motion to recommend approval of the Zone Change. **Ms. Durham** seconded the motion. The vote to recommend approval was as follows: **Yes – Ms. Durham, Mr. Knott, Mr. Barney, Mr. Garcia**; No – None; Abstained – None; Absent – **Mr. McCormick**. The motion carried.

0:19:00 **5. Consider a recommendation to Vacate a segment of Bonito St. lying west of 8th St.**

If the strip is vacated, adjacent property owners will each receive half. And since it is publicly managed land, it doesn’t need to be appraised. The Schools and the owners of Just Dance are the adjacent property owners affected. **Mr. Owen**, from Carlsbad Municipal Schools, came forward to discuss the matter. This would be a continuance of a 1940’s plat that needs to get off our records by state statute and be replatted. The owner of Just Dance has been the catalyst to get it done, so they can pave and get rid of weeds.

Ms. Durham made a motion to approve the Vacation with the conditions listed in the packet. **Mr. Garcia** seconded the motion. The vote was as follows: **Yes – Ms. Durham, Mr. Knott, Mr. Barney, Mr. Garcia**; No – None; Abstained – None; Absent – **Mr. McCormick**. The motion carried.

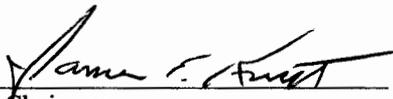
0:29:11 **6. Report regarding Summary Review Subdivisions.**

There was brief discussion of the plats signed by the commission designees during the previous month, including two located in Eddy County outside the City limits.

0:34:25 **7. Adjourn.**

There being no further business, the meeting was adjourned.

0:34:31 Stop Recording [5:39:26 PM]



Chairman

4-4-16
Date