

CITY OF DEL RIO
PLANNING & ZONING COMMISSION
COUNCIL CHAMBERS – CITY HALL
AUGUST 10, 2011
MINUTES

1. CALL TO ORDER

The meeting was called to order at 5:33 p.m. by Chairperson, Diana Salgado

2. ROLL CALL

PRESENT

Raul Padilla

James Wilde

Jesse Paul Sanchez

Adrian Falcon

Diana Salgado

OTHERS PRESENT

Eloy Padilla, Assistant City Attorney

Janice Pokrant, City Planner

Maria Perez, Zoning Coordinator

3. APPROVAL OF MINUTES:

Jesse Paul Sanchez made a motion to approve the July 13, 2011 minutes as presented. Raul Padilla seconded the motion, which were approved unanimously (5-0).

4. **Discuss and Act Subdivision Extension** – Herlinda Subdivision Phase I, Gustavo Flores, Developer, George Gutierrez

Commissioner Gustavo Flores was present for discussion. Mrs. Janice Pokrant, City Planner addressed the Commission and briefly mentioned that the subdivision had already been approved for preliminary plat and there was a time frame for completion in the ordinance she also mentioned that it had never been enforced to this date and there was no reason to do extension since everyone was completing their subdivisions very quickly before this economic down fall. Discussion continued in reference to the two year extension, enforcement and applications. Mrs. Diana Salgado then questioned the paving of Leonora Road and Drainage on Don Chuy Street. Discussion continued in reference to street dedication, developer and city agreement to pave Lonora approved by City Council, Flood Plain on the second phase of the subdivision, engineering study, number of lots, master plan and airport voluntary disclosure. After discussion James Wilde made a motion to approve the subdivision extension. Adrian Falcon seconded the motion, (5-0) motion passes unanimously.

5. **Discuss and Act Subdivision Extension** – Los Patos Unit II, Lewis Owens Jr. & Sylvia B. Owens, Developer, Kenneth R. Dirksen, Engineer

Commissioner Lewis Owens was present for discussion. Mr. Owens addressed the Commission and briefly mentioned that the subdivision had already been approved for preliminary plat and mentioned that the other fifty-four lots on Los Patos have not been sold. Mrs. Diana Salgado then questioned park dedication, Mrs. Janice Pokrant, City Planner addressed the Commission and briefly mentioned the section on park land dedication 2.5 acres for every 300 dwelling. Discussion then continued in reference to ordinance revisions, platting of smaller subdivisions at a time, master plans and ETJ requirements. After discussion Jesse Paul Sanchez made a motion to approve the subdivision extension. Adrian Falcon seconded the motion, (5-0) motion passes unanimously.

6. ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 5:50 p.m.