

CITY OF DEL RIO
PLANNING & ZONING COMMISSION
COUNCIL CHAMBERS – CITY HALL
JANUARY 12, 2011
MINUTES

1. CALL TO ORDER

The meeting was called to order at 5:30 p.m. by Acting Chairperson, Raul Padilla

2. ROLL CALL

PRESENT ABSENT

*Raul Padilla
James Wilde
Adrian Falcon
Diana Salgado
Jesse Paul Sanchez*

OTHERS PRESENT

*Janice Pokrant, City Planner
Maria Perez, Zoning Coordinator*

3. APPROVAL OF MINUTES:

Diana Salgado made a motion to approve the November 10, 2010 minutes as presented. Adrian Falcon seconded the motion, which were approved unanimously (5-0).

OPEN PUBLIC HEARING

Acting Chairperson, Raul Padilla opened the Public Hearing to hear comments on the following Ordinance.

4. **Public Hearing** – City of Del Rio Landscape Ordinance

No one was present for or against the public hearing therefore the public hearing was closed.

CLOSE PUBLIC HEARING
(ACTION MAY BE TAKEN ON THESE MATTERS)

5. **Discuss and Act** – City of Del Rio Landscape Ordinance

Mrs. Janice Pokrant, City Planner addressed the Commission she briefly went over the following proposed changes to the Landscape Ordinance rain sensors, drought tolerant plant list and to amend Section 8-448 on page one that applies to the demolishing of structure by more than fifty percent and rebuilding then the landscape ordinance applies. Discussion continued on the existing landscape ordinance, enforcement, moved from Chapter 30 Zoning to Chapter 8 Building, commercial plan review, certificates of occupancy, type of trees on Main Street and water conservation. After discussion Diana Salgado made a motion to approve item as recommended and amended. Adrian Falcon seconded the motion, which was approved (3-2).

6. Plat 11-01 Amistad Consulting Services, Representing Ovidiu Rosca is requesting to Establish Lots 10-A, 10-B, 11-A and 11-B, Block E, Cantu Acres Subdivision, Being lots 10 and 11, Block E, Cantu Acres.

Mrs. Janice Pokrant, City Planner addressed the Commission she briefly went over the staff approval recommendation with the request to add signature lines for City Council and Planning and Zoning. Mrs. Pokrant also made note of the process on minor plats which include the Public Hearings, notices within 200 feet and the approval of the commission and City Council. After discussion in reference to city water and sewer, zoning, number of lots, lot sizes and deed restrictions Jesse Paul Sanchez made a motion to approve plat 11-01. James Wilde seconded the motion, which was approve unanimously (5-0).

7. Plat 11-02 John Cowan & Assoc., Representing Bob Gage, Realty Corporation is requesting to Establish Del Rio DTP III, LLC Addition, Being a Replat of Lot 4 of the Spur 239 Commercial Subdivison and Being part of Division B, Section 5 of the William Fisbaugh Survey 160-A-383.

Mrs. Janice Pokrant, City Planner addressed the Commission she briefly went over the staff approval recommendation with the stipulation to record the easement documents before presented to City Council for approval and add signature lines and field notes to plat. Mrs. Pokrant also mentioned that TX-Dot had not yet given them their own access to Spur 239 instead requiring joint access between lots 3,4 and 2 all property to use the joint access when developing. Discussion continued in reference to purpose of easement, access to properties and future property to be sold Jesse Paul Sanchez made a motion to approve plat 11-02 with set stipulation recommended by staff. Diana Salgado seconded the motion, which was approve unanimously (5-0).

8. ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 6:04 p.m.