



Isela Reyes
Mayor

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Alderson Place 1

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Alderson Place 3

Antonio Flores
Alderson Place 4

Thomas Black
Alderson Place 5

PLANNING AND ZONING COMMISSION MEETING MINUTES

Wednesday March 15, 2023, at 6pm

Members Present:

Cynthia Vega
Nathan Lasyone
Francisco Mendez

Approved 09/20/23

City Clerk

Members Absent:

Martin Carmona
Melissa Leyva

1. Roll Call

- a. The meeting was called to order at 6:00 pm
- b. **Establishment of Quorum** A roll call was held, and a quorum was established with 3 members present.
- c. **Excuse Absent Members** – 2 members recognized as absent.

2. Public Comment

The Planning and Zoning Commission welcomes public comments to topics not listed on the agenda. This segment is limited to thirty (30) minutes to the first ten (10) speakers. Speakers must sign in to speak before the start of the council meeting and shall limit their comments to three (3) minutes. The City Council cannot respond to matters not listed on the agenda until placed on a future agenda.

No speakers for public comment.

3. Consent Agenda

All matters listed under the Consent Agenda will be considered by the Planning and Zoning Commission to be routine and will be enacted by one motion. There will be no separate discussion on these items unless Planning and Zoning Commission members remove specific items from the Consent Agenda to the Regular Agenda for discussion prior to voting on adoption of the Consent Agenda. Removed items will be considered and acted on after a vote on the Consent Agenda.

- a. **Approval of Regular Planning and Zoning Commission meeting minutes of January 18, 2023**
Motion – Cynthia Vega, Second – Francisco Mendez **APPROVED**

4. Discussion and Action: Discussion and action on the issue of allowing the use of residentially zoned properties for the storage of 18-wheelers and trailers. The City Council rejected the recommendation from the Commission to allow up to two tractors and two trailers in all residential districts and requests the Commission to consider:

- a. What, if any, residential zoning districts should allow the use.
- b. Minimum lot sizes.
- c. Screening, paving, and other mitigating measures.
- d. Location of truck routes in the community.
- e. Whether the use should be allowed by right or by special use permit.

Director of Smart Mobility Planning and City Development Michael Medina

Motion per Item:

- a. **To not allow semi-trucks in the Historic district and Historic overlay zone.**
- b. **2 semi-trucks and 2 trailers allowed on 32,769sqft and 1 semi-truck and 1 trailer allowed on 21,780sqft.**
- c. **Residential area must have Screening where semi-trucks and trailers are parked and no idling allowed at night and semi-trucks may not park on residential streets either connected or disconnected unless loading or unloading.**
- d. **Prohibit semi-trucks from driving thru the following streets, Glorietta, Alarcon, Church St, Main St., and Paseo del Convento.**
- e. **To allow the use of special use permit without a fee for semi-trucks and trailers.**

Motion – Cynthia Vega, Second – Nate Lasyone **APPROVED**

5. Public Hearing: Hold a Public Hearing on an application to amend the Comprehensive Plan and Rezone Block 16 Mission Trail Estates Lot 1 in El Paso, Texas PID # 193024 (located at 596 Camino De La Rosa Road) from SF District to C1.

Director of Smart Mobility Planning and City Development Michael Medina

Three People spoke during Public Hearing

No Action Taken

6. Discussion and Action: Discussion and action to consider an application to amend the Comprehensive Plan and Rezone Block 16 Mission Trail Estates Lot 1 in El Paso, Texas PID # 193024 (located at 596 Camino De La Rosa Road) from SF District to C1.

Director of Smart Mobility Planning and City Development Michael Medina

Motion – Cynthia Vega, Second – Nate Lasyone **APPROVED**

7. Adjournment 7:19pm

Motion – Cynthia Vega, Second – Francisco Mendez **APPROVED**