



City of Elephant Butte
Planning & Zoning Commission

City Hall - 103 Water Street, Elephant Butte, NM

Official Meeting Minutes
Tuesday, February 3, 2015 Regular Meeting

- I. **Call to Order** - Chairman Chuck Looney called the meeting to order at 9:00 a.m.
Roll Call - City Planner Bradford Dyjak took roll with Chairman Looney, Vice-Chair Cathy Vickers, Commissioners Les Buchanan and Sheridan Fuss were all present. Commissioner Nathan LaFont provided advance notice that he was unable to attend.

City Manager Alan Briley and Code Enforcement Officer Robert Leavitt were also in attendance during the Continuing Business section of the meeting.

Chairman Looney asked for declarations of conflict of interest on any of the cases before the Commission and there were none.

- II. **Public Comment** - Chairman Looney stated that "the open meetings act is in effect and there is a five minute limit per speaker on all non-agenda issues" and asked if there was anyone that wanted to comment, and there was not.

- III. **Minutes** -

Motion: *To approve the previously tabled December 2, 2014 regular meeting and workshop minutes as submitted.*

Made: *Vice-Chair Vickers* **Second:** *Commissioner Fuss* **Vote:** *Carried 4-0*

The minutes from the January 6, 2015 regular meeting were tabled as there was not a quorum present of members whom attended that meeting.

- IV. **Public Hearing Action Items** -

A. **Conditional Use - Case #CU-15-01 Garrett Western Construction**

Establishing a construction yard and possible future office.

Scott's Dale Subdivision Lots 11 & 12; 779 Highway 181; C-2 zoning

Applicant/Owner: Mr. Kerry Garrett

Based upon further review of documentation and discussion with the Applicant and Chairman Looney, Mr. Dyjak requested that the Commission grant a continuance of this case until the upcoming special meeting proposed for February 16th. This would allow time for the Applicant to complete and vacation of lot lines and to be available to attend the public hearing.

Motion: *To grant the continuance request made by the Applicant and staff and hold the public hearing at the February 16th special meeting.*

Made: *Commissioner Fuss* **Second:** *Vice-Chair Vickers* **Vote:** *Carried 4-0*

V. **New Business** – There was no new business scheduled.

VI. **Continuing Business** –

A. **2015 City Priorities and Goals** – Mr. Dyjak provided the Commission with an updated list of proposed 2015 goals with comparison to last calendar year’s priorities. There was discussion on these proposed goals amongst the Commissioners, Mr. Briley, Mr. Dyjak and Mr. Leavitt.

***Motion:** To recommend the submitted list of goals and priorities to the City Council for consideration.*

***Made:** Vice-Chair Vickers **Second:** Commissioner Fuss*

During discussion of the motion, Commissioner Buchanan requested that the list be amended to include Number 11 – City Center Improvements. Both Vice-Chair Vickers and Commissioner Fuss agreed to the friendly amendment to the original motion.

***Vote:** Carried 4-0 with Commissioner Buchanan’s amendment.*

Mr. Briley and Mr. Leavitt departed the meeting following this discussion.

VII. **City Planner & Zoning Administrator’s Report** – A planning and code enforcement update was provided by Mr. Dyjak. Included in the highlights was a progress update on the City Annex Building, updates on Federal Emergency Management Agency preliminary funding assistance for floods and initial conceptual talk with local residents and the Council on a future local museum. The Commission was also reminded that a special meeting and workshop had been called for February 16th at 9:00 a.m.

Additionally, Mr. Dyjak briefed the Commission on the City Council’s informal discussion at its January 21st workshop to consider renaming Highway 195. Chairman Looney added that he was also in attendance during the workshop and was supportive of the Council’s informal choice of the name “Butte Boulevard”. Given that formal action on a naming was tentatively scheduled to occur at the Council’s next regular meeting, the Commission was therefore inclined to offer a motion supporting the Council’s naming proposal for its consideration.

***Motion:** “To express the Commission’s unanimous support to the City Council of the proposed naming of Highway 195 to be co-designated as ‘Butte Boulevard’”.*

***Made:** Commissioner Fuss **Second:** Vice-Chair Vickers **Vote:** 4-0 in favor*

The Commission requested that Mr. Dyjak prepare a memorandum to the Council reflecting its recommendation.

Finally, Commissioner Buchanan inquired as to the Mayor and City Council’s intention on filling former Councilor Stagner’s vacant seat. Mr. Dyjak responded that the Mayor had three options that included leaving the seat vacant until next March’s municipal election, appointing someone to fill the seat until that March election, or calling a special election. Mr. Dyjak stated that a final decision had not been made, but

that the Mayor and City Council did not feel a special election would be cost effective or see high participation.

- VIII. **Commissioners Comments** – Vice-Chair Vickers mentioned that she had been in discussion with a gentleman whom was interested in hosting a military truck poker run and parade through the city on March 14th to benefit the Wounded Warriors Foundation. Additional details would be provided as the event planning progresses and Vice-Chair Vickers requested that Mr. Dyjak coordinate placing the American flags along Highway 195 for the event.

Additionally, Vice-Chair Vickers referenced the previous discussion on economic development and inquired as to the status of the Hot Springs Developments and the Copper Flats Mining Project. Mr. Dyjak responded that the Hot Springs Development was currently mired in a lawsuit with the City of Truth or Consequences and that officials involved in the Copper Flats Mining Project had met with the City last summer and were currently proceeding through various state and federal permits.


- IX. **Public Comment** – There were no comments from the public.
- X. **Adjournment** – **Motion:** *To adjourn the regular meeting at 10:31 a.m. and convene the scheduled workshop after a brief recess.*
Made: *Commissioner Buchanan* **Second:** *Vice-Chair Vickers* **Vote:** *Carried 4-0*

Workshop Minutes

- I. Chairman Looney called the workshop to order at 10:35 a.m.
- II. **Comprehensive Plan Update – Information & Discussion –**
Continuing from the January workshop, the commissioners reviewed highlights from the City’s Marketing Plan, Fiscal Year 2016 Infrastructure Capital Improvement Plan and Comprehensive Plan updates. Discussion centered on the similarities in goals amongst the plans as they related to community character, tourism, marketing and economic development. The Commission would prioritize these goals at its special meeting and workshop on February 16th.
- III. *The workshop was adjourned by unanimous consent at 11:05 a.m.*

Minutes Approved:
February 16, 2015

Respectfully prepared and submitted:


Bradford Dyjak,
City Planner

