

**CITY OF ALPINE  
PLANNING & ZONING COMMISSION MEETING  
MONDAY, JANUARY 24, 2022 – 5:30 P.M.  
MINUTES - AMENDED**

**1. Call to Order** – Amit Rangra, Chair of the Planning & Zoning Commission, called the meeting to order at 5:32 P.M. The meeting was held in City Council Chambers located at 803 West Holland Avenue, Alpine, Texas, 79830 and via Zoom video conference.

**2. Determination of quorum and proof of notice of meeting –**

**Commissioners Physical Present:**

Amit Rangra, Chair  
Eileen Rouke  
Lucy Escovedo  
Wendy Little

**City Staff Present:**

Geoffrey R. Calderon, City Secretary  
Jessica Boorse, Permit Technician

**Commissioners Present via Zoom:**

Abbey Branch

**Commissioners Not Present:**

Michael Eason

City Secretary, Geoffrey R. Calderon, confirmed that there was a quorum present and confirmed that the notice of the meeting was posted on January 19, 2022 at 5:00 P.M.

**3. Public Hearings –**

Open (5:32 P.M.)

- a) Public Hearing to obtain citizen views and comments regarding an application for a Special use permit for applicant Hong Nguyen. The applicant is requesting a special use permit for the purpose of establishing a coin operation business. The property in question is located at **2000 E Hwy 90**. Record property owner Vimal Patel.
- b) Public Hearing to obtain citizen views and comments regarding an application for a replat to allow applicants David L. Franks & Linda J. Clay, to separate two (2) lots and remove an unnamed platted street and park. The property in question is located at **1010 N Bird St**. Record property owner(s) David L. Franks & Linda J. Clay.

Close (5:34 P.M.)

*No Comments were made during the Public Hearing.*

**4. Approval of minutes of previous Board Meeting –**

- a) December 06, 2021 Regular Meeting Minutes

*On a motion by Commissioner Escovedo and seconded by Commissioner Rouke to accept the December 6, 2021 regular meeting minutes, the Planning & Zoning Commission voted to adopt the motion unanimously.*

**5. Discussion –**

1. Commissioner Updates.
2. Staff updates.

## 6. Action Items –

*On a motion by Commissioner Escovedo and seconded by Commissioner Rouke to discuss the replat on 1010 N. Bird St, the Planning & Zoning Commission unanimously adopted the motion.*

- a) Approve a recommendation to City Council regarding an application for a replat to allow applicant David L. Franks & Linda J. Clay to separate two (2) lots and remove an unnamed platted street and park. The property in question is located at **1010 N Bird St**. Record property owner(s) David L. Franks & Linda J. Clay.

*On a motion by Commissioner Rouke and seconded by Commissioner Escovedo to approve the replat , the Planning & Zoning Commission unanimously adopted the motion.*

- b) Approve a recommendation to City Council regarding an application for a Special use permit for applicant Hong Nguyen. Applicant is requesting a special use permit for the purpose of establishing a coin operation business. The property in question is located at **2000 E Hwy 90**. Record property owner Vimal Patel.


*On a motion by Commissioner Rouke and seconded by Commissioner Little to discuss the item, the Planning & Zoning Commission unanimously adopted the motion.*

*On a motion by Commissioner Rouke and seconded by Commissioner Escovedo to move forward with the SUP , the Planning & Zoning Commission unanimously opposed the motion. The recommendation to City Council was to deny the permit.*

## 7. Board Member Comments.

*There being no further business, the meeting was adjourned.*

## 8. Adjourn. (6:10 P.M.)

  
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Chair, Planning & Zoning Commission

## CERTIFICATION

I, Geoffrey R. Calderon, hereby certify that this notice was posted at City Hall, a convenient and readily accessible place to the general public and to the City website at [www.cityofalpine.com](http://www.cityofalpine.com) pursuant to Section 551.043, Texas Government Code. The said notice was posted at 5:00 P.M. on January 19, 2022, and remained so posted for at least 72 hours preceding the scheduled time of the said meeting. This facility is wheelchair accessible and accessible parking space is available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the Office of the City Secretary at (432) 837-3301, option 1, or email [city.secretary@ci.alpine.tx.us](mailto:city.secretary@ci.alpine.tx.us) for further information.

  
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Geoffrey R. Calderon, City Secretary

Planning & Zoning Commission Minutes: 01-24-2022  
Approved: 03-28-2022

