

**CITY OF ALPINE
PLANNING & ZONING COMMISSION
REGULAR MEETING MINUTES
JANUARY 22, 2024 - 5:30 P.M.**

- 1. Call to Order** – Matt Walter, Chair of the Planning & Zoning Commission, called the workshop meeting to order at 5:30 P.M. The meeting was held in City Council Chambers located at 803 West Holland Avenue, Alpine, Texas, 79830 and via Zoom video conference.

Commissioners Physically Present:

Tom Griffith, Place 3
Guy Fielder, Place 4
Joanna Laxton, Place 5, *Vice-Chair*
Matthew Walter, Place 6 – *Chair*
Eva Olivas, Place 7

City Staff & Officials Present:

Geoffrey R. Calderon, City Secretary
Andrew Devaney, Building Official
Jessica Isley, Building Services
Catherine Reese, Code Enforcement Officer

Commissioners Not Present:

Richard Portillo, Place 1
Wendy Little, Place 2 – *Secretary*

City Officials Present via Zoom:

Megan Antrim, City Manager

3. Public Comments –

- a) Darin Nance, Ward 3, commented on Action Item 6(b) regarding parking and short term rentals.

4. Public Hearings – None.

5. Approval of minutes of previous Board Meeting –

- a) November 27, 2023 Regular Meeting Minutes. (M. Walter, Chair)

On a motion by Commissioner Olivas and seconded by Commissioner Laxton to approve the minutes, the Planning & Zoning Commission unanimously voted to adopt the motion.

6. Discussion Items – None.

7. Action Items –

- a) Approve a recommendation to the City Council to implement an ordinance repealing Chapter 90 – Taxation, Article V – Short Term Rentals to the Alpine Code of Ordinances; Establishing Article V – Short Term Rentals to Chapter 22 – Businesses to the Alpine Code of Ordinances; Amending the parking requirements for short term rentals within the city; Providing the establishment of up to a \$2,000 penalty per occurrence for violations of the ordinance. (A. Devaney, Director of Building Services)

On a motion by Commissioner Olivas and seconded by Commissioner Griffith to approve with the amendments discussed, the Planning & Zoning Commission voted to adopt the motion with all members voting in favor excluding Commissioner Fielder who voted against.

- b) Approve a recommendation to the City Council to implement an ordinance amending Appendix C – Zoning, Article I – Basic Ordinance to the Alpine Code of Ordinances; Amending the city zoning ordinance to provide for regulations in the M-1 – Industrial District Zone; Providing the establishment

of up to a \$500 penalty per occurrence for violations of the ordinance. (A. Devaney, Director of Building Services)

On a motion by Commissioner Fielder and seconded by Commissioner Griffith to approve, the Planning & Zoning Commission unanimously voted to adopt the motion.

8. Board Member Comments.

9. Adjourn (7:10 P.M.)

APPROVED:



Officer of the Planning & Zoning Commission

CERTIFICATION

I, Geoffrey R. Calderon, hereby certify that notice of this meeting was posted at City Hall, a convenient and readily accessible place to the general public, and to the City website at www.cityofalpine.com pursuant to Section 551.043, Texas Government Code. The said notice was posted at 5:00 P.M. on January 19, 2024, and remained so posted for at least 72 hours preceding the scheduled time of the said meeting.



Geoffrey R. Calderon, City Secretary

