

**CITY OF ALPINE  
PLANNING & ZONING COMMISSION MEETING  
MONDAY, FEBRUARY 27, 2023 - 5:30 P.M.  
MINUTES**

1. **Call to Order** – Abbey Branch, Vice-Chair of the Planning & Zoning Commission, called the 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:**

Wendy Little, Commissioner Place 2 - Secretary  
Eileen Rouke, Commissioner Place 3  
Abbey Branch, Commissioner Place 4 – Vice-Chair  
Michael Eason, Commissioner Place 5  
Matthew Walter, Commissioner Place 6  
Eva Olivas, Commissioner Place 7

**City Staff Present:**

Honorable Mayor Catherine Eaves  
Geoffrey R. Calderon, City Secretary  
Andrew Devaney, Building Official  
Jessica Boorse, Permit Technician

**Commissioners Present via Zoom:** None.

**Commissioners Not Present:** None.

Amit Rangra, Commissioner Place 1 - Chair

*On a motion by Commissioner Branch and seconded by Commissioner Walter to change the order of business and move the workshop to the end of the meeting, the Planning & Zoning Commission unanimously voted to adopt the motion.*

2. **Public Comments** – None.

3. **Public Hearings** – None.

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

a) January 23, 2023 Regular Meeting Minutes. (G. Calderon, City Secretary)

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

5. **Discussion Items** –

a) Presentation by Rick Stephens regarding the 2016 Alpine Vision Plan. (A. Branch, Commissioner)

b) Discuss the plans for the cleared land along 16<sup>th</sup> Street between Sul Ross Avenue and Brown Street, on the West side of the Orient Railroad Tracks. (M. Walter, Commissioner)

c) Discussion between Commissioners and City Staff regarding procedural items, questions, and/or Planning and Zoning-related items. (G. Calderon, City Secretary)

6. **Action Items** – None.

7. **Board Member Comments.**

*On a motion by Commissioner Branch and seconded by Commissioner Little to adjourn the regular meeting, the regular meeting was adjourned.*

8. **Adjourn (5:49 P.M.)**

**WORKSHOP IMMEDIATELY FOLLOWING**  
**THE CONCLUSION OF THE REGULAR MEETING**

**1. Call to Order.**

**2. Workshop – Downtown Historic District and currently Historic Overlay. (A. Branch, Commissioner)**

*Vice-Chair Branch called a short recess (6:51 P.M.)*

*Resume Workshop (6:57 P.M.)*

**3. Workshop – Resolution 2022-11-02, a City Council resolution tasking the Planning & Zoning Commission with Key City Objectives for the Fiscal Year 2022-2023. (A. Rangra, Chair)**

APPROVED:



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Officer of the 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 February 22, 2023, 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@cityofalpine.com](mailto:city.secretary@cityofalpine.com) for further information.



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Geoffrey R. Calderon, City Secretary

