

STATE OF NEW MEXICO)
CITY OF CLOVIS) ss.

The Planning & Zoning Commission met at 3:00 p.m., Wednesday, October 12th, 2022 at the North Annex, Clovis-Carver Library, 701 N. Main in full conformity with the laws of the State of New Mexico and the ordinances and resolutions of said city with the following members present:

Chairperson Vincent Soule
Commissioner Juan Garza
Commissioner Marcus Smith
Commissioner Travis Cline
Commissioner Cody Stewart
Vice Chairperson Candace London

ABSENT:

Commissioner Thom Moore

ALSO PRESENT:

Les Ciancio, Zoning Administrator
Daron Roach, Building Safety Director
Justin Howalt, City Manager
Jared Morris, City Attorney
Vicki Reyes, Assistant City Clerk
Terrance Lizardo, Fire Marshal
Members of the public

Chairperson Soule called the meeting to order at 3:00 p.m. and established the presence of a quorum.

Agenda Item No. 1 – Call to Order

a. Approval of Agenda

Commissioner Garza moved for approval of the agenda; Commissioner Smith seconded the motion, which passed by acclamation.

b. Approval of minutes of September 14, 2022

Commissioner Smith made a motion to approve the minutes of August 10, 2022; Vice Chairperson London seconded the motion, which passed by acclamation.

Agenda Item No. II – New Business

a. Discussion and recommendation regarding a replat of Fairfield Unit 1 Subdivision

Mr. Ciancio advised the request meets the standards of chapter 17 of the UDO. All property owners within 100 feet were notified and there was zero protest. Commissioner Stewart moved

for approval; Commissioner Garza seconded the motion. Upon a roll call vote, with all voting in the affirmative, the motion carried unanimously.

b. Discussion and recommendation regarding a replat for a tract in block 2, 3, 4, 9 and 10 of South Park Addition

Mr. Ciancio advised regarding the matter. Mr. Lydick, 906 Curran Drive, advised this tract of land has been vacant for a long period of time. This is for a future church site. They have utilities available for this site as well.

Vice Chairperson London asked if the alleys would be vacated. Mr. Ciancio advised they would all be vacated. Commissioner Garza moved for approval; Commissioner Cline seconded the motion. Upon a roll call vote, with all voting in the affirmative, the motion carried unanimously.

c. Discussion and action regarding a text amendment to 17.20.020 – Carport overlay district of the UDO

Attorney Morris advised this was resumed from the last meeting. There are no other carport ordinances, that he could find, similar to the City of Clovis'. Most cities reference neighborhood convenience. He had no changes to the wording he previously came up with.

Commissioner Garza advised he did a site visit and there are discrepancies in the neighborhood already. Vice Chairperson London asked if neighborhood conveniences expired. Attorney Morris advised they could be renewed. He couldn't find anyone else, city wide, that dictated the design. Mr. Howalt advised a lot of information they used for the existing ordinance came out of Tulsa.

Mr. Howalt advised some of the carports that Commissioner Garza mentioned may have been grandfathered in. Commissioner Garza advised that is what they were trying to avoid 15 years ago when they passed this. There is a lot of inconsistency. He advised if they start giving variances then they still run into inconsistencies. He didn't think they should change anything. Commissioner Smith agreed with Commissioner Garza.

Commissioner Stewart made a motion to make no changes to the existing ordinance; Vice Chairperson London seconded the motion. Upon a roll call vote, with all voting in the affirmative, the motion carried unanimously.

Agenda Item No. III – Future Agenda Items

None.

Agenda Item No. IV – For the good of the order

Chairperson Soule advised the next meeting would be at 3:00 p.m., Wednesday, November 9th.

Agenda Item No. V – Adjournment

There being no further business come before the commission the meeting adjourned at 3:15 p.m.