

MINUTES
PLANNING AND ZONING COMMISSION MEETING
July 18, 2013

COMMISSIONERS PRESENT

Dr. Ray Puri
Mr. Steve Reichlin
Mr. Anthony Stanton
Mr. Rusty Strodman
Mr. Bill Tillotson

COMMISSIONERS ABSENT

Mr. Andy Lee
Ms. Ann Peters
Mr. Matthew Vander Tuig
Mr. Doug Wheeler

MR. REICHLIN: Chairman, we do not have a quorum.

DR. PURI: Mr. Zenner, would you explain to us the rules. We do not have quorum tonight.

MR. ZENNER: As a result of not having a quorum, the Commission is not authorized to conduct any Planning and Zoning Commission business. None of the items that are on this evening's agenda can be voted on or discussed. We have experienced this situation previously, and as a result we will be proceeding to move the items that are on this evening's agenda forward to City Council for first reading and introduction at their next meeting. The structure of the City's zoning ordinance indicates that City Council cannot take final action on an amendment to the zoning map without a recommendation of the Planning and Zoning Commission. It does not indicate that it cannot take action to bring an item to their attention or to the floor. So introduction and first reading will allow that to happen and will allow these items that were to be heard this evening to stay on their anticipated schedule. The meeting in August is scheduled for the 5th, and introductions of these items -- there are six total items on this evening's agenda, one of which was being requested to be tabled. That tabling request will move forward to Council as well. The Commission then will hold these meetings -- these hearings for these public hearing items on its August 8th agenda, along with the other items that are already in the queue for that. I believe we will have a total of ten items on the August 8th agenda. These that are on this evening's agenda will be held first in the order that they show on tonight's agenda that you see, and then we will proceed forward to the new items that would've been handled on August 8th. Second reading will be given to the items that will be introduced on the 5th on the 19th, provided that there are no issues at Council at that point, and that would be consistent with what the schedule was -- that they would've followed if we had a quorum this evening. So that is the course of action that we will take. We have previously done this, as I've indicated, and we'll hopefully maintain quorum at our next meeting and in the meeting to follow.

DR. PURI: Let me summarize: It's not going to have any impact on scheduled items?

MR. ZENNER: That is correct.

DR. PURI: They'll be still read first time to the City Council. And then before the second reading, we will convene and meet and go over these items and give our recommendations, and it'll be attached to the second reading; is that correct?

MR. ZENNER: That is correct, sir.

DR. PURI: Thank you Mr. Zenner. Any comments of the public? I would like to open that up if you feel to come and -- anything you would voice.

COMMENTS OF PUBLIC

There were no comments from the public.

DR. PURI: I would just like to mention, we don't have quorum tonight because one of the Commissioners that was supposed to be here is not here. Under the circumstances that is the reason that we do not have quorum. The other Commissioners had excused absences and this one Commissioner did not. So under the circumstances, we apologize for any inconvenience this has caused you. Because of these rules that Mr. Zenner has spoken to you, this will not impact the total timeline. We do appreciate your time that you have put into your presentations; however this is circumstances beyond our control. We can't -- we can bring the horse to water, but we can't make it drink. So under the circumstances we're very apologetic and appreciate your patience, but this will be on the next August -- what is it, August 8th meeting, Mr. Zenner?

MR. ZENNER: August 8th.

DR. PURI: At that time we will, you know, address this and get this done. The rest of the Commissioners that are excused will be here for sure, and then definitely there will be a quorum. Comments of Commissioners?

COMMENTS OF COMMISSIONERS

There were no comments of the Commissioners.

COMMENTS OF STAFF

MR. ZENNER: Your upcoming items on the August 8th agenda, in addition to those that will be pulled forward from tonight's meeting are those that are shown on the screen here. You have a final minor plat, Alamo Place. Parkside Estates, which is a project previously addressed or presented to the Planning Commission, this is an annexation, a PUD plan, and a plat, and it is down by Rock Bridge State Park. The Pavilion building, known as the Museo building off of Buttonwood Drive, this is a C-P plan revision. And then a new project on the corner of Broadway and Providence, the CVS Pharmacy. This is on the southeast corner of that intersection. It will be a rezoning request and C-P plan approval. Oh, I apologize. I'm being told we are removing the CVS off the August 8th agenda. They have requested tabling -- or requested it not to be advertised due to some issues that we're currently working out. So you only have three of these four. And as usual here are your maps that go along with them. Alamo Place, which is off of the Business Loop, and the extension basically of Clinkscapes. This is on the north side of the interstate, industrial area. We have the Parkside Estates property here on the right-hand side of your screen, and that is down by Rock Bridge Memorial State

Park. And then the Museo building here on the left side of this. And the future CVS site, which will come in hopefully at the second meeting in August, is there on your right. With that, that is what we have to offer you this evening. And, again, we will proceed forward to move the items on tonight's agenda forward for Council consideration at its August 5th meeting.

DR. PURI: Thank you, Mr. Zenner. Meeting is adjourned.

ADJOURNMENT

The meeting adjourned at 7:07 p.m.

(Off the record.)

Steve Reichlin – Acting Secretary

Ray Puri – Acting Chair