

Open Space Open Space



ADVISORY BOARD MINUTES

REVISED

PLANNING AND INSPECTIONS DEPARTMENT

Wednesday, July 8th, 2015, 3:00 P.M.

City 3 Building, 801 Texas Avenue
Basement, Thorman Conference Room

Members Present: 8

Chairwoman Katrina Martich, Vice-Chairman Joseph Nester, Richard Teschner, Lois Balin, Maria Teran, Jim Tolbert, Patricia White, Charlie Wakeem

Members Absent: 0

Vacancies: 1

Planning & Inspections Department – Planning Division Staff:

Alex Hoffman, Lead Planner; David Coronado, Program Manager; Kim Forsyth, Lead Planner; Anne Antonini, Planner; Harrison Plourde, Planner; Mr. Larry Nichols, Director, Planning & Inspections Department

Others Present:

Karla Nieman, Assistant City Attorney, City Attorney's Office; [Cynthia Osborn, EPWU-PSB](#); Paula Powell, Interim Assistant Director, Parks & Recreation Department; Rudy Valdez, Engineering & Construction Management; Jim Fisk, Transportation Planning Administrator; Engineering & Construction Management

1. Meeting Called to Order

Chairwoman Martich called the meeting to order at 3:02 p.m.

2. Call to the Public (items not listed on the agenda)

1. ~~Ms. Marilyn Guida~~ [Dr. Marshall Carter-Tripp](#), public, requested Executive Session item(s) be placed at the end of the agenda.
2. Dr. Teschner (as a member of the public) referred to the City Plan Commission agenda, item 10. An Ordinance amending Title 20 (Zoning), Chapter 20.02 (Definitions) to revise the definition of the Natural Open Space Zoning District and to add additional definitions; ...

Dr. Teschner noted the agenda item pertained to Natural Open Space and asked staff:

1. If the OSAB reviewed the proposed ordinance language;
2. If the OSAB was entitled, legally, to do so, and;
3. If the OSAB was obligated to do so

From the proposed ordinance language, Dr. Teschner read into the record *Section 20.10.385.B.7. – Natural open space. Wildlife Sanctuary.*

Wildlife sanctuary. For purposes of this section, wildlife sanctuaries shall include areas designated as such by local, state or federal documentation. If governmental documentation cannot be produced with an environmentally sensitive designation that meets the following criteria, then the City Manager or designee may evaluate the property and determine if it meets one or more of the following characteristics. If the City Manager or designee services determine it is not an environmentally sensitive area as defined herein a special permit application may not be processed.

Chairwoman Martich and Vice-Chairman Nester commented.

The following staff members responded to comments and questions from the Board:

1. Mr. Alex Hoffman, Senior Planner
2. Ms. Karla Nieman, Assistant City Attorney
3. Chairwoman Martich presented Board Member Charlie Wakeem a gift in appreciation for his diligent dedication to the Open Space Advisory Board. Mr. Wakeem's term as OSAB Board Member expires at the end of today's meeting.

David Coronado, Program Manager, and Larry Nichols, Director, Planning & Inspection thanked Mr. Wakeem for his many years of service as an Open Space Board Member.

Mr. Wakeem thanked everyone for their support.

3. Discussion and Action:

- a. Changes to the Agenda.

There were none.

- b. Approval of Minutes: June 10th, 2015

Chairwoman Martich asked if Board Members had any additions/changes/revisions.

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Mr. Wakeem requested the following correction:

After noting having a personal relationship with the applicant, ~~working relationship with Mr. Mancera~~, Mr. Wakeem recused himself from voting on the rezoning request.

MOTION:

Motion made by Mr. Teschner, seconded by Mr. Tolbert AND UNANIMOUSLY CARRIED TO APPROVE THE JUNE 10TH, 2015 MEETING MINUTES, AS CORRECTED.

ABSTAIN: Lois Balin, Jim Tolbert

4. **Information and Discussion:** Quarterly report from the Planning Division, Subdivisions Section regarding land studies and plats approved in the Mountain and Hillside Development Areas. Contact: Kimberly Forsyth, forsythkl@elpasotexas.gov

Ms. Forsyth gave the quarterly report presentation regarding land studies and plats, approved by the City Plan Commission, in the Mountain and Hillside Development Areas.

Chairwoman Martich asked if any Board Member or member of the public had any questions for Ms. Forsyth. *There were none.*

5. **Update and Discussion:** The Open Space Advisory Board will receive an update regarding the acquisition of properties with stormwater funding. Contact: Cynthia Osborn, cosborn@epwu.org

Ms. Osborn gave the quarterly report presentation regarding open space acquisitions and responded to comments and questions from Board Members.

Chairwoman Martich, Vice-Chairman Nester and Board Member Wakeem commented.

Mr. Rudy Valdez, Engineering & Construction Management, responded to comments and questions from Board Members.

At this time, Chairwoman Martich requested members of the public exit the meeting.

CLOSED SESSION

The Open Space Advisory Board of the City of El Paso may retire into CLOSED SESSION pursuant to Section 3.5^a of the El Paso City Charter and the Texas Government Code, Chapter 551, Subchapter D, to discuss any of the items on this agenda, consistent with the terms of the Open Meetings Act. The Open Space Advisory Board will return to open session to take any final action.

- SECTION 551.071 CONSULTATION WITH ATTORNEY
- SECTION 551.072 DELIBERATION REGARDING REAL PROPERTY
- SECTION 551.073 DELIBERATION REGARDING PROSPECTIVE GIFTS
- SECTION 551.074 PERSONNEL MATTERS
- SECTION 551.076 DELIBERATION REGARDING SECURITY DEVICES
- SECTION 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

- CS1. Discussion and Action:** The Open Space Advisory Board will receive an update on the evaluation of properties for acquisition using Quality-of-Life bond funding. Discussion of this item will be closed to the public pursuant to the El Paso City code, Section 2.22.050(A)(5), and Texas Government Code Section 551.072 Deliberation Regarding Real Property.

Contact: Paula Powell, powellpj@elpasotexas.gov

NO ACTION WAS TAKEN.

Following the discussion members of the public rejoined the meeting.

6. **Information and Discussion:** OSAB Development Goal Progress Report.

Contact: Joseph Nester, joseph@kaizen-ep.com

Chairwoman Martich commented.

Vice-Chairman Nester noted what tasks this subcommittee would accomplish, prior to meeting with members of the development community:

1. compile a list of incentives/policies that the City of El Paso offers to the development community; and
2. revising the language of the TDR (Transfer Development Rights) policy.

Mr. Larry Nichols, Director, Planning & Inspections Department, commented.

7. **Information and Discussion:** OSAB Visibility Goal Progress Report.

Contact: Katrina Martich, Chair, kmartich@stellee.com

Chairwoman Martich explained the subcommittee mission is to help raise the visibility of both the Open Space Master Plan and the OSAB's role in assisting the City implement the Master Plan. She then gave an update regarding her and Vice-Chairman Nester's activities since the last subcommittee meeting.

Mr. Larry Nichols, Director, Planning & Inspections Department, explained one of the issues discussed at our meeting was *how to bring agenda items to the OSAB for consideration that would allow staff ample time to provide Board Members with the necessary information to make informed decisions.* Today's agenda is an example of that effort.

Previously, Chairwoman Martich had asked Board Members to meet with their respective City Representative and an organization not familiar with the Open Space Advisory Board.

Mr. Wakeem and Ms. White commented.

8. **Information:** The Open Space Advisory Board will receive information regarding approaching term limits. Contact: Katrina Martich, Chair, kmartich@stellee.com

Chairwoman Martich commented on term expirations and re-appointments.

Vice-Chairman Nester and Board Members Teran, Wakeem, Tolbert,

The following staff members responded to comments/questions from the Board:

1. Mr. Larry Nichols, Director, Planning & Inspections Department
2. Ms. Karla Nieman, Assistant City Attorney
3. Mr. Alex Hoffman, Senior Planner
4. Mr. David Coronado, Program Manager

9. **Adjournment**

MOTION:

Motion made by Dr. Teschner, and seconded by Mr. Tolbert AND UNANIMOUSLY CARRIED TO ADJOURN.