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## ADVISORY BOARD

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January 25, 2010  
City Hall – 4<sup>th</sup> Floor, 12:30 P.M.  
Engineering Conference Room  
2 Civic Center Plaza, El Paso, Texas

### MINUTES

**Members Present: 6**

Charles S. Wakeem, James H. Tolbert, Kevin T. von Finger, Luis M. Ruiz, Richard L. Thomas, Robert Ardovino

**Members Absent: 3**

Walt Phillips, Lois Anne Balin, Bill Addington

**Member Vacancies: 0**

**Ex-Officio Members Present:** Gonzalo Cedillos

**Parks and Recreation Staff Present:** Shamori R. Whitt, Open Space, Trails & Parks Coordinator, Richard Garcia, Park Planning & Development Manager, Maggie Binkley, Administrative Assistant

**Others Present:** Alan Shubert, Engineering Director, Mathew McElroy, Deputy Director of Planning, Patricia Adatao, Deputy City Manager, Alfredo Lopez, Planning Division, Representative Ann Morgan Lilly, District 1, Richard C. Bonart, Public Service Board, Justin Chapman, Hunt Communities, Nick Constanzo, EPWU, Brent Harris, Plexxar, State Representative Joseph Moody.

1. Meeting Called to Order - Chair Wakeem called the meeting to order at 12:32 p.m.

2. Approval of Minutes: December 28, 2009

Chair Wakeem recommended the following *changes* to the minutes:

Item #6, 3<sup>rd</sup> paragraph: *“Charles Wakeem suggested that the Open Space Board recommend downzoning PSB property to **RF** and go before Planning LRC regardless of the MOU.”*

Item #6, 4<sup>th</sup> paragraph: *“Motion by Bill Addington to forward a recommendation for Downzoning of PSB Property (**Recommendation No. A-1 Chapter 6**) to the Planning LRC.”*

Item #6, 5<sup>th</sup> paragraph: *“Motion by James Tolbert that the Open Space Advisory Board recommendation be recommended for implementation to **the Planning LRC** by City Council.”*

Motion made by James Tolbert to approve the minutes with revisions. Second by Kevin von Finger. Motion carried (unanimous).

Chair Wakeem welcomed Representative Ann Lilly to the meeting.

Motion made by James Tolbert to move Item #7 to the forefront. Second by Kevin von Finger. Motion carried (unanimous)

3. Agenda Item 7 – Discussion and Information: Arroyo 41A Stakeholders Meeting  
Alan Shubert, Engineering, informed the Board there will be a technical meeting on February 4<sup>th</sup> between the engineers; Mr. Archuleta and his group, the developer and their engineers, and the engineering department. Subsequent from this meeting Mr. Shubert will be meeting with Representative Lilly's office to review options.

Chair Wakeem recognized and welcomed new member Robert Ardivino to the Board.

4. Agenda Item 3 – Call to the Public: (for items not on the agenda)  
None
5. Agenda Item 4 – Discussion, Information and Action: Open Space Zoning Category  
Mathew McElroy, Deputy Director of Planning, reviewed issues with open space recommendations. A powerpoint was distributed to the Board. (handout)

Discussion was conducted on site development plans, public process and costs. Mr. McElroy explained minor modifications that can be made administratively and staff perspectives. Mr. McElroy reviewed the following ordinance:

20.10.385 Natural Open Space, C.4. Site Plan  
Table page 5. – School; university, college, Setback 50' (discussion ensued on setbacks)  
10 Foot rockwall

Mr. McElroy explained the OSAB, DCC and CPC process and formal reviews.

Richard C. Bonart, Public Service Board, requested information on landscape theft.

No action taken.

6. Agenda Item 5 Discussion, Information and Action: Development Along Transmountain Road and Impact on Future Trail Extension.  
Javier Esparza, TXDot District Design Engineer, provided the Board with a description and update on the Transmountain/I10 Project. Mr. Esparza distributed TXDot Current Projects (handout).

Discussion ensued on proposed locations of hike/bike trails, overpasses, frontage roads and easements (Southern Union Gas Pipelines).

Mr. McElroy stated that there are still zoning conditions on each of those parcels not amended yet, pending TXDot schematics (landscapes, hike, bike trails, signage).

Kevin von Finger requested information on scenic corridors, wildlife corridors and frontage roads.

Open Space Master Plan was discussed regarding environmental commitments. Members expressed concerns with the wildlife. Improvements include the entrance to Tom Mays Park.

TXDot will return as the project progresses and will check on a bridle trail.

Justin Chapman, Hunt Communities, interpreted the project schematics (site plans/project drawings) for the Board.

Brent Harris, Plexxar, reiterated the project's amenities and city advantages.

Chair Wakeem recognized State Representative Joseph Moody.

No action taken.

7. Agenda Item 6 Discussion, Information and Action: Quarry Leased to Jobe by the General Land Office

State Representative Joseph Moody reported on the lease for the Jobe Quarry. He explained the funding priorities of the GLO and progress made through his office. Future plans include a visit to Austin, Texas. Discussion ensued as to a possible land swap suggested by former State Representative Haggerty.

Patricia Adatao, Deputy City Manager, stated that the City Manager's Office has directed the government relations coordinator to get in contact with the GLO to talk about an agency protocol for future land acquisitions.

James Tolbert requested information from the GLO on the amount of royalties received for education from this site when the quarry has been mined.

Richard Garcia, Park Planning & Development Manager, inquired as to the terms of the lease. Specific information as to whether there were any conditions on the lease after it was expired to reclaim the land.

Motion made by Chair Wakeem to recommend to the Board to accept State Representative Moody's recommendation to draft a letter to be approved by City Council so State Representative Joseph Moody can take it to the GLO. Second by Kevin von Finger. Motion carried (unanimous).

8. Agenda Item 8 Parks and Recreation Staff Announcements

Mr. Nick Constanzo, EPWU, reported on land acquisitions and the storm water process.

9. Agenda Item 9 Discussion: Items for Future Agendas

- City Ordinances
- Westside Master Plan
- Storm water acquisitions

10. Adjournment

Meeting adjourned at 2:35 p.m.

Minutes prepared by Maggie Binkley, Administrative Assistant