

**MINUTES OF
PLANNING & ZONING COMMISSION
CITY OF FRIONA
MAY 5, 2021**

On this the 5TH day of May, 2021 at 4:00 p.m., the Planning & Zoning Commission of the City of Friona, Texas, met at the regular meeting place thereof, in the City Council Chambers, 619 Main Street, Friona, Texas. The meeting was open to the public and notice of said meeting was published in the official newspaper and posted on front door at City Hall as required by law.

The following members were present:

Andy Montana, Chairman
Carroll Cook, Vice-Chairman
Roddy Berend
Mayra Olmos
Danny Campbell

Absent: Rosa Mendez, City Secretary

Others present included: Leander Davila, City Manager

ITEM 1 ROLL CALL

Chairman Montana called the meeting to order at 4:04 p.m. and announced that a quorum was present.

ITEM 2 CONSIDER AND TAKE ACTION ON APPROVAL OF MINUTES OF THE MARCH 22, 2021 PLANNING AND ZONING COMMISSION

Carroll Cook made the motion to approve the minutes of the March 22, 2021 Planning and Zoning Commission meeting. Roddy Berend second the motion and the motion passed with a vote of 5/0.

ITEM 3 DISCUSSION REGARDING A ZONING DESIGNATION CHANGE FROM ATWELL, LLC FOR ALLSUPS CONVENIENT STORE #905 LOCATED AT SUBDIVISION 470, LOT 24, BLOCK 12 AND SETTING THE SCHEDULE FOR APPROVAL

City Manager Davila briefed the commission on an application received by Atwell, LLC for the new Allsup's Convenient Store at Subdivision 470, Lot 24, Block 12. The group discussed the timelines for approval as follows:

First Publication in the Newspaper:	Thursday, May 13, 2021
Letters sent to the 20+ residents in 200 ft area:	Thursday, May 13, 2021
Letters sent to the School District:	Thursday, May 13, 2021
Letters sent to the Railroad in the Town:	Thursday, May 13, 2021
Second Publication in the Newspaper:	Thursday, May 20, 2021
Third Publication in the Newspaper:	Thursday, May 27, 2021
Planning & Zoning Public Hearing:	Tuesday, June 1, 2021
Planning & Zoning Action on Zoning Change:	Tuesday, June 1, 2021
Friona City Council Public Hearing:	Monday, June 14, 2021
Friona City Council Action on Zoning Change:	Monday, June 14, 2021

City Manger Davila will draft the letters to the residents and notice for the paper and will have them ready to go for the Thursday May 13, 2021 deadline.

ITEM 4 AN ORDINANCE AMENDING THE FRIONA CODE OF ORDINANCES, CHAPTER 4, “BUSINESSES REGULATIONS”, BY ADDING ARTICLE 4.400 “MOBILE VENDORS” TO ALLOW FOR AND REGULATE MOBILE VENDORS; REQUIRING A PERMIT; ESTABLISHING A FEE; REQUIREMENTS, AND HOURS OF OPERATION; PROVIDING A PENALTY; PROVIDING AN EFFECTIVE FATE; PROVIDING A REPEALER; AND PROVIDING FOR PUBLICATION; AND PROVIDING FOR PUBLICATION

City Manager Davila briefed the commission of the ordinance that was included in the packet and informed them that the City’s attorney drafted 2 separate ordinances instead. City Manager Davila provided the commission with the new ordinances and asked to postpone this item with the new ones for next week’s meeting. Carroll Cook made the motion to postpone this item to include the new ordinance for next week’s agenda. Mayra Olmos second the motion and the motion passed with a vote of 5/0.

ITEM 5 DISCUSSION REGADING A RENTER’S ORDINANCE TO ALLOW FOR AND REGULATE OWNERS OF SINGLE-FAMILY, DUPLEX AND MULTI-FAMILY RESIDENTIAL RENTAL PROPERTIES

City Manager Davila briefed the commission of the Friona City Council’s intension of having the commission draft a renter ordinance to allow for and regulate owners of single-family, duplex and multi-family residential rental properties in Friona. He also stated that the City’s attorney wanted to speak to the commission at their meeting next week in person about this ordinance and this past experience with other communities who have chosen to implement a rental property ordinance.

ITEM 6 ADJOURNMENT

Chairman Montana adjourned the meeting at 5:12 p.m.

APPROVED:

ATTEST:

Andy Montana, Chairman

Carroll Cook, Vice Chairman

Minutes prepared by Rosa Mendez, City Secretary.