



PLANNING & ZONING COMMISSION DRAFT MEETING MINUTES

EDELWEISS LODGE AND SPA
TAOS SKI VALLEY, NEW MEXICO

MONDAY, SEPTEMBER 30, 2013 1:00 P.M.

1

2 **I. CALL TO ORDER & ROLL CALL**

3 Commission Chair Tom Wittman called the meeting to order. A quorum was established with
4 Commission members Mary Mortimer, Susan Nichols, Steve Ruppert, Chris Stagg, and Tom Wittman
5 present. Elisabeth Brownell and Richard Duffy were absent. Staff members Mark Fratrack, Don
6 Schieber, Ann Wooldridge, and John Miller were in attendance, as well as attorney Dennis Romero.
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8 **II. APPROVAL OF THE AGENDA**

9 Tom Wittman asked to address Commission members' status under item VI. Miscellaneous.

10 **MOTION:** To approve the agenda with the above addition

11 **Motion: Chris Stagg Second: Mary Mortimer Passed: 5-0.**

12 **III. APPROVAL OF THE MINUTES OF THE AUGUST 5, 2013 MEETING**

13 **MOTION:** To approve the minutes as presented.

14 **Motion: Chris Stagg Second: Mary Mortimer Passed: 5-0.**

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16 **IV. NEW BUSINESS**

17 **A. Discussion - J.R. Ramming Trail Relocation**

18 Schieber explained that the boardwalk portion of the J.R. Ramming Trail was dismantled recently
19 during grading work being conducted by TSV Inc. to expand the winter tubing area. Under the Skier
20 Safety Act, TSV Inc. has the right to clear trees and grade. When the J.R. Ramming Trail was
21 originally built around 1998, the Forest Service requested that the boardwalk be built to allow
22 pedestrians to use the trail easily and in order to preserve the wetlands existing in the area. The
23 Commissioners will look at the trail and further discussion will take place. Plans can be made over
24 the winter season on how to redirect the trail.

25

26 **V. OLD BUSINESS**

27 **A. Discussion - Revised Draft of Snow Removal Requirements added to Section 7.4 Snow Safety**
28 **of Ordinance #13-30.**

29 A new draft was presented to the Commission. Discussion addressed the difficulty of following the
30 snow removal and snow storage regulations in the Village Core area where space is at a premium.
31 If requirements are set forth in a Village Ordinance, then a Variance would be required in order for
32 a property owner not to follow the regulations. These regulations could adversely effect existing
33 property owners if new solutions cannot be explored. New development would be required to submit
34 a snow storage plan for their property, and there could be various options. Schieber said that the
35 purchase or lease of land could be considered, and both the Village and private property owners
36 could use the land for snow storage. The Village will not become involved in private-to-private snow
37 agreements. In the new language, the penalties for a contractor should be the same as for a

1 homeowner who does not follow the regulations, suggested Romero. The final draft of the snow
2 removal language will be brought to the November P&Z Commission meeting. Following that, the
3 draft Ordinance 14-30 with changes to the snow removal language will be brought to the Council at
4 the November meeting for a first reading. The draft Ordinance will also include the changes approved
5 by P&Z at their August 5, 2013 meeting removing reference to the use of a Hearing Officer.

6 **VI. MISCELLANEOUS**

7 **A.** Commissioner Steve Ruppert said he plans to retire. He has served on the Commission for seven
8 years. Commissioner Mary Mortimer also said that she would like to retire. She has served on the
9 Commission for fourteen years. Both Ruppert and Mortimer expressed how much they had enjoyed
10 working with the other Commission members. Wittman thanked Ruppert and Mortimer and said that
11 he will look for two people who could step in to serve on the Commission.

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13 **VII. ANNOUNCEMENT OF THE DATE, TIME & PLACE OF THE NEXT MEETING:** The next meeting
14 is scheduled for November 4, 2013 at 1:00 p.m. at the Edelweiss Lodge & Spa Conference Room.

15 **VIII. ADJOURNMENT**

16 **MOTION:** To adjourn.

17 **Motion:** Chris Stagg

Second: Mary Mortimer

Passed: 5-0.

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20 Tom Wittman, Chairperson