

**MINUTES  
ZONING & PLANNING  
BOARD OF ADJUSTMENTS  
January 21, 2021**

The Board of Adjustments of the City of Monahans, Texas, convened on the above date at 1:15 P.M. in the Council Chambers of City Hall with the following members, officers and visitors present:

<i>Billy Neace</i>	<i>Board Chairman</i>	<i>Rex Thee</i>	<i>City Manager</i>
<i>Gerald Carlson</i>	<i>Board Co-Chairman</i>	<i>Joel Melendez</i>	<i>Building Inspector</i>
<i>Mickey Mitchell</i>	<i>Board Member</i>	<i>Ashley Adatao</i>	<i>M.E.D.C. Director</i>
<i>Johnny King</i>	<i>Board Member</i>	<i>Jennifer Merrick</i>	<i>Utility Clerk</i>
<i>Rudy Sustaita</i>	<i>Alternate Board Member</i>		

**Item #1** Chairman Billy Neace called the meeting to order at 1:15 p.m. with four members present.

**Item #2** Motion by Gerald Carlson, seconded by Johnny King to approve minutes of September 21, 2020 meeting.

Votes were as follows:	Billy Neace	“Aye”
	Gerald Carlson	“Aye”
	Mickey Mitchell	“Aye”
	Johnny King	“Aye”

Motion carried.

**Item #3** Discussion was held among the Board, Mr. Melendez, Mr. Thee, and Ms. Adatao regarding the request to replat the property located at 602 W. Sealy, Block 103, Lots 1 thru 10, M.O.T. Addition, City of Monahans, Ward County, Texas.

Billy opened discussion by asking the Ms. Adatao the reason for the replat. Ms. Adatao explained the new buyers are doing their due diligence to consolidate the lots and abandon the easement. Mr. Carlson questioned if any utilities are located in the section of lot included in the replat. Mr. Thee explained there was not. Mr. Thee mentioned the replat had been discussed with the City Council and none of the members had an issue. Mr. Carlson and Mr. Neace asked what the plans for the lot are. Ms. Adatao replied the plans are to build a Dollar General.

Motion by Gerald Carlson, seconded by Mickey Mitchell to approve the replat of 602 W. Sealy, Block 103, Lots 1 thru 10, M.O.T. Addition, City of Monahans, Ward County, Texas.

Votes were as follows:

Billy Neace	“Aye”
Gerald Carlson	“Aye”
Mickey Mitchell	“Aye”
Johnny King	“Aye”

Motion carried.

**Item #5** Motion by Johnny King, seconded by Gerald Carlson to adjourn at 1:21 p.m.

Motion carried.

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Billy Neace, Chairman

ATTEST: \_\_\_\_\_  
Jennifer Merrick, Utility Clerk