ENVIRONMENTAL PLANNING COMMISSION
ACTION SUMMARY

Thursday, April 13, 2017
8:30 a.m.
Plaza Del Sol Hearing Room, Lower Level
600 2nd Street NW

COMMISSIONER MEMBERS PRESENT: Karen Hudson, Chair
Bill McCoy
Dan Serrano
Maia Mullen
Peter Nicholls
Moises Gonzalez

COMMISSIONER MEMBERS ABSENT:
James Peck
Derek Bohannan, Vice Chair

Call to Order: 8:32 a.m.
A. Pledge of Allegiance
B. Announcement of Changes and/or Additions to the Agenda

DEFERRED TO THE MAY 11, 2017
HEARING

3. Project# 1006864
17EPC-40004 Site Development Plan for Subdivision Amendment
Consensus Planning, agent for Pulte Group, requests the above action for all or a portion of Lots 63, 64, 66, and 67 of Del Webb @ Mirehaven Phase 2A subdivision and future Lots 108, 109, and 116 of Del Webb@ Mirehaven Phase 2B subdivision (currently a portion of Tract M1, Watershed Subdivision). To request Exceptions to the Height Restrictions per the Northwest Mesa Escarpment Plan, containing approximately 47.05 acres. (H-08-Z & H-09-Z)
Staff Planner: Maggie Gould

A motion was made by Commissioner McCoy and Seconded by Commissioner Serrano to approve the deferral based on the letter from applicant as the findings.
The motion carried by the following vote:

For: 6 - McCoy, Serrano, Mullen, Nicholls, Gonzalez and Hudson


Staff Planner: Maggie Gould

A motion was made by Commissioner McCoy and Seconded by Commissioner Serrano to approve the deferral based on the memo received as the findings. The motion carried by the following vote:

For: 6 - McCoy, Serrano, Mullen, Nicholls, Gonzalez and Hudson

D. Swearing in of City Staff
FINAL ACTIONS

1. Project# 1011160
17EPC-40003 Zone Map Amendment (Zone Change)

Consensus Planning, agent for Donna and Thomas Hunter and Spectrum Capital LLC, requests the above action for all or a portion of Lot 11A, Coleman Addition, zoned R-1 to R-2, located on Menaul Blvd. NW between 12th St. NW and Sierra Vista St. NW, containing approximately 0.72 acres. (H-13-Z)
Staff Planner: Michael Vos

A motion was made by Commissioner Serrano and Seconded by Commissioner Nichols that matter 17EPC-40003 be approved based on findings. The motion carried by the following vote:

For: 6 - McCoy, Serrano, Mullen, Nicholls, Gonzalez and Hudson

APPEAL AC-17-4
SEE ATTACHED TRANSCRIPT

2. Project# 1006936
17EPC-40005 Sector Development Plan Map Amendment

COA Metro Redevelopment Agency, requests the above action for all or a portion of Silver Gardens Subdivision, Tract 1, zoned SU-3/Housing focus to SU-3/Arts and Entertainment focus within the Downtown 2025 Sector Development Plan, located on Silver St., between 1st and 2nd St., SW. (K-14-2)
Staff Planner: Cheryl Somerfeldt

A motion was made by Commissioner Gonzalez and Seconded by Commissioner McCoy that matter 17EPC-40005 be approved based on findings and condition. The motion carried by the following vote:

For: 6 - McCoy, Serrano, Mullen, Gonzalez, Nicholls, and Hudson
4. **Project# 1005280**  
16EPC-40080 Site Development Plan for Building Permit  
16EPC-40081 Amended Site Development Plan for Subdivision

Martin Grummer Architect, agent for JMD-McMahon, LLC, requests the above actions for all or a portion of Lots 2, 4, 5, 6a, 7a, 8, and 9 in McMahon Market Place, zoned SU-1 for C-1 Uses, located on McMahon Blvd. NW between Unser Blvd. NW and Fineland Dr. NW, containing approximately 14 acres. (A-11) *(CONTINUED FROM MARCH 9, 2017 HEARING)*

Staff Planner: Cheryl Somerfeldt

A motion was made by Commissioner Mullen and Seconded by Commissioner Serrano that matters 16EPC-40081 be approved based on findings and conditions. The motion carried by the following vote:

**For:** 6 - McCoy, Serrano, Mullen, Gonzalez, Nicholls, and Hudson

A motion was made by Commissioner Mullen and Seconded by Commissioner Serrano that matters 16EPC-40080 be approved based on findings and conditions. The motion carried by the following vote:

**For:** 6 - McCoy, Serrano, Mullen, Gonzalez, Nicholls, and Hudson

6. **OTHER MATTERS:**

A. Approval of February 2, 2017 Action Summary Minutes

A motion was made by Commissioner Serrano and Seconded by Commissioner McCoy that this matter be approved. The motion carried by the following vote:

**For:** 6 - McCoy, Serrano, Mullen, Gonzalez, Nicholls, and Hudson

B. Approval of February 9, 2017 Action Summary Minutes

A motion was made by Commissioner Serrano and Seconded by Commissioner McCoy that this matter be approved. The motion carried by the following vote:

**For:** 5 - McCoy, Serrano, Mullen, Gonzalez and Nicholls  
**Abstained:** 1 – Chair Hudson
C. Approval of March 9, 2017 Action Summary Minutes

No Action taken - Lack of quorum.

7. ADJOURNED: 11:25 p.m.

NOTE: For Notice of Decision please refer to http://www.cabq.gov/planning/boards-commissions/environmental-planning-commission/epc-staff-reports