



**ENVIRONMENTAL PLANNING COMMISSION  
AGENDA**

**Thursday, January 14, 2016  
8:30 a.m.**

**Plaza Del Sol Hearing Room, Lower Level  
600 2<sup>nd</sup> Street NW**

**MEMBERS**

**Peter Nicholls, Chair  
Karen Hudson, Vice-Chair**

**Maia Mullen  
Bill McCoy  
James Peck  
Dan Serrano**

**Moises Gonzalez  
Derek Bohannon  
Victor Beserra**

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**NOTE: A LUNCH BREAK AND/OR DINNER BREAK WILL BE ANNOUNCED AS NECESSARY**

Agenda items will be heard in the order specified unless changes are approved by the EPC at the beginning of the hearing; deferral and withdrawal requests (by applicants) are also reviewed at the beginning of the hearing. Applications with no known opposition that are supported by the Planning Department are scheduled at the beginning of the agenda; these cases are noted with an asterisk (\*). Applications deferred from a previous hearing are normally scheduled at the end of the agenda.

There is no set time for cases to be heard. However, interested parties can monitor the progress of the hearing by calling the Planning Department at **924-3860**. All parties wishing to address the Commission must sign-in with the Commission Secretary at the front table prior to the case being heard. Please be prepared to provide brief and concise testimony to the Commission if you intend to speak. **In the interest of time, presentation times are limited as follows, unless otherwise granted by the Commission Chair: Staff – 5 minutes; Applicant – 10 minutes; Public speakers – 2 minutes each. An authorized representative of a recognized neighborhood association or other organization may be granted additional time if requested. Applicants and members of the public with legal standing have a right to cross-examine other persons speaking per Rule B.13 of the EPC Rules of Conduct.**

All written materials – including petitions, legal analysis and other documents – should ordinarily be submitted at least 10 days prior to the public hearing, ensuring presentation at the EPC Study Session. The EPC strongly discourages submission of written material at the public hearing. Except in extraordinary circumstances, the EPC will not consider written materials submitted at the hearing. In the event the EPC believes that newly submitted material may influence its final decision, the application may be deferred to a subsequent hearing.

**NOTE: ANY AGENDA ITEMS NOT HEARD BY 8:30 P.M. MAY BE DEFERRED TO ANOTHER HEARING DATE AS DETERMINED BY THE PLANNING COMMISSION.**

**Call to Order:**

- A. Pledge of Allegiance
- B. Announcement of Changes and/or Additions to the Agenda
- C. Approval of Amended Agenda
- D. Swearing in of City Staff
- E. Election of Officers

**1. Project# 1010693**

15EPC-40070 Sector Development Plan Map Amendment (Zone Change)

Consensus Planning agent for C & S Equities, LLC, request the above actions for all or a portion of Tract 3B-3 plat of Tracts 3B-1, 3B-2 & 3B-3 a subdivision of Tracts 3B land of IHS acquisition# 120 Inc., zoned SU-2 Hospital & Medical or SU-2 C to SU-2 for LMDR, Horizon Boulevard NE, between Alameda Blvd. and Balloon Museum Dr. NE, containing approximately 7.8 acres. (B-17-Z)

Staff Planner: Vicente Quevedo

**2. Project# 1000310**

15EPC-40071 Sector Development Plan Map Amendment (Zone Change)  
15EPC-40072 Site Development Plan for Building Permit  
15EPC-40073 Site Development Plan for Subdivision Amendment

Consensus Planning agent for North I-25 Corporate Center, LLC c/o Titan Development, request the above actions for all or a portion of Tract 1, North I-25 Corporate Center, zoned SU-2 for M-1 or SU-2 C to SU-2/SU-1 for HDR, Modesto Avenue NE, between San Mateo Boulevard NE and I-25, containing approximately 55 acres. (B-18-Z)

Staff Planner: Maggie Gould

**3. Project# 1005238**

15EPC-40074 Text Amendment to the Coors Corridor Plan

City of Albuquerque Planning Department, agent for City of Albuquerque Council Services, requests the above action to amend the Coors Corridor Plan to allow temporary signage for businesses forced to relocate due to an unavoidable casualty. For up to 90 days, each business would be allowed one temporary banner sign, up to 3 feet by 6 feet in size, to direct customers to the new location.

Staff Planner: Catalina Lehner

**4. Project# 1010550**

15EPC-40032 Site Development Plan for Subdivision

Tierra West LLC, agent for W & M Company, requests the above action for all or a portion of Tract A-1 Redivision of Tract A (now comprising Tracts A1 & A2), Los Pastores Shopping Center, zoned C-2, located on Wyoming Blvd. NE, between Montgomery Blvd. NE and Osuna Rd. NE, containing approximately 5.8 acres. (F-19)

Staff Planner: Vicente Quevedo

**(CONTINUED FROM THE NOVEMBER 12, 2015 HEARING)**

**5. Project# 1003275**

15EPC-40068 Site Development Plan for Building Permit

Tierra West LLC, agent for Western Albuquerque Land Holdings LLC and Garrett Development Corporation, requests the above action for all or a portion of tract B-1, Heritage Market Place, zoned SU-2/SU-1 Planned Office

Park & Commercial Development, located on Unser Blvd. between Ladera and Market, containing approximately 9 acres. (H & J-9) Staff Planner: Maggie Gould  
**(CONTINUED FROM THE DECEMBER 10, 2015 HEARING)**

**5. OTHER MATTERS:**

- A. Approval of November 5, 2015 Action Summary/Minutes
- B. Approval of December 10, 2015 Action Summary/Minutes

**6. ADJOURNED:**