



**Environmental  
Planning  
Commission**

**Agenda Number: 1**  
**Project Number: 1010582**  
**Case #: 16EPC-40077, 78**  
**November 9, 2017**

**Staff Report**

<b>Agent</b>	Wilson and Company, Inc
<b>Applicant</b>	City of Albuquerque
<b>Request</b>	<b>Zone Map Amendment , Site Development Plan for Building Permit</b>
<b>Legal Description</b>	all or a portion of northerly portion of Tract 107B1A1, Tract 107B1A1 excluding portion to right-of-way & excluding a northerly portion, Tract 107B1A2 excluding portion to right-of-way, Tract in the SW corner-Tract 107B1B, Tract 108A3A1A, Tract 108A3A1B, and Tract 108A3B, Tracts 108A1A2B1B & 108A1A2B2, Tract 108A1A2B1A, Tract 107B2A2 excluding portion to the right-of-way, Tract 107B2A1 excluding portion to the right-of-way, MRGCD MAP #33
<b>Location</b>	Edith Blvd, between Comanche RD and Rankin Rd
<b>Size</b>	22 acres
<b>Existing Zoning</b>	M-1
<b>Proposed Zoning</b>	SU-1 for M-1, Solid Waste Transfer Station and Convenience Center and Household Hazardous Waste Collection

**Staff Recommendation:**

**Approval of 16EPC-40077, Zone Map Amendment based on the findings on page 4 and conditions on page 18**

**Approval of 16EPC-40078, Site Development Plan for Building Permit based on the findings on page 18 and conditions on page 20**

**Staff Planner  
Maggie Gould, Planner**

**Summary of Request**

This is a two part request for a Zone Map Amendment and a Site Development Plan for Building Permit on an approximately 22 acre site located on Edith Blvd. and Comanche Rd. to develop a solid waste transfer station and convenience center on City owned parcels.

The subject site is located within the Central and Established Urban Area of Comprehensive Plan and within the boundaries of the North Valley Area Plan.

This request was continued from the September hearing. No new material was accepted for the case. Please refer to the previous staff report and supplemental reports for details.

There is known neighborhood opposition to this request.

