



**ENVIRONMENTAL PLANNING COMMISSION
AGENDA**

**Thursday, May 10, 2018
8:30 a.m.**

**Plaza Del Sol Hearing Room, Lower Level
600 2nd Street NW**

MEMBERS

**Derek Bohannon, Chair
Bill McCoy, Vice Chair**

**Maia Mullen
Karen Hudson
David Shaffer**

**Peter Nicholls
Richard Meadows
Dan Serrano**

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 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

1. Project# 1011572

18EPC-40017 Zone Map Amendment
(Zone Change)

Arch & Plan Land Use Consultants, agent for Robert J. Vigil, requests the above action for all or a portion of Lot 11-A, Zapf-Van Addition No. 10, zoned R-1, to O-1, located at 729 Montano Rd. NW, between Guadalupe Trail NW and 4th St. NW, containing approximately 0.5 acre.
(F-14) Staff Planner: Cheryl Somerfeldt

2. Project# 1003993

18EPC-40018 Zone Map Amendment
(Zone Change)
18EPC-40020 Site Development Plan
for Building Permit

Consensus Planning, Inc., agent for Thakur Enterprises, LLC, requests the above action for all or a portion of Tract A-36-A, Town of Atrisco Grant Northeast Unit, zoned SU-1 for uses permissive and conditional in O-1 to SU-1 for uses permissive and conditional in O-1 and Indoor and Outdoor Storage, located on Coors Blvd., NW, between Atrisco Dr., NW and Sequoia Rd NW., containing approximately 4.04 acres. (G-11) Staff Planner: Maggie Gould

3. Project# 1005455

18EPC-40015 Site Development Plan
for Subdivision

Arch & Plan Land Use Consultants, agent for Robert Gutierrez Investment Co., LLC, requests the above action for all or a portion of Lot B, El Jaral, zoned SU-1 for RA-1/Planned Development Area, located on the west side of Montoya Rd. NW, between Interstate-40 and Maximillian Rd. NW, containing approximately 5 acres.
(H-12) Staff Planner: Cheryl Somerfeldt

4. Project 1006864

18EPC-40022 Site Development Plan for
Subdivision Amendment

Consensus Planning, Inc., agent for Pulte Group, requests the above action for the Del Webb @ Mirehaven subdivision, the Pulte @ Mirehaven subdivision and all N and M tracts and subtracts of the Watershed Subdivision, located in an area bounded by the Petroglyph National Monument to the north and west, West Creek Pl. and Tierra Pintada Blvd. to the east and Mirehaven Parkway to the southern boundary of tract N2C1 of the watershed subdivision. Containing 285 acres (H-8 and H-9) Staff Planner: Maggie Gould

5. Project# 1006864

18EPC-40016 Site Development Plan
for Subdivision

Consensus Planning, Inc., agent for Pulte Group, requests the above action for all or a portion of Tract N-2-B and Tract N-2-C, Watershed Subdivision, zoned SU-2 for PDA, located on the western side of Tierra Pintada, between Willow Canyon Trail and Bear Lake Way, containing approximately 61.8 acres. (H-8) Staff Planner: Maggie Gould

6. Project# 1007648

18EPC-40019 Sector Development Plan Map
Amendment (Zone Change)
18EPC-40021 Site Development Plan for
Building Permit

Eric Kilmer requests the above action for all or a portion of Lots 22, 23 and 24, Block 20, Albright-Moore Addition, zoned SU-2/SR to SU-2/SU-1 for Flower Shop and Nursery and Permissive C-1 Uses, located at the NE corner of 6th St. NW and Constitution Ave. NW (1416 6th Street NW), containing approximately 0.5 acre. (J-14) Staff Planner: Catalina Lehner

7. Project# 1000936

18EPC-40014 Site Development Plan for
Building Permit

Consensus Planning, agent for Robert Reed, Hotsy Equipment Company / Brandenreed Properties LLC, requests the above action for all or a portion of Tract 4, Paradise Plaza, zoned SU-1 for C-1 with Auto-Related Uses Controlled by Project 1000936, located on the east side of Unser Blvd. NW between Crown Rd. NW and Summer Ridge Rd. NW, containing approximately 1 acre. (A-11) (Staff Planner: Cheryl Somerfeldt) **(DEFERRED FROM APRIL 12, 2018 Hearing)**

8. OTHER MATTERS:

- A. Approval of April 12, 2018 Action Summary Minutes (Commissioners Mullen and Serrano were absent)
- B. IDO Training – To begin no sooner than 1:00pm

9. ADJOURNED