



ENVIRONMENTAL PLANNING COMMISSION ACTION SUMMARY

THURSDAY, FEBRUARY 20, 2025, 8:40 A.M.

Location: ZOOM

Members of the public may attend via the web at this address: <https://cabq.zoom.us/j/5464729575>
or by calling (719) 359-4580 and entering Meeting ID: 546 472 9575

COMMISSIONER MEMBERS PRESENT:

Chair, Daniel Aragon
Vice-Chair, Renn Halstead
Joseph Cruz
Jarod Likar
Jonathan R. Hollinger
Adrian Carver

COMMISSIONER MEMBERS ABSENT:

Giovanni Coppola
Tim MacEachen

Call to Order: 8:40 AM

- A. Pledge of Allegiance
- B. Roll Call of Planning Commissioners
- C. Zoom Overview
- D. Announcement of Changes and/or Additions to the Agenda
None.
- E. Approval of Amended Agenda
None.
- F. Swearing in of City Staff

1. Project # PR-2024-011273 -
RZ-2024-00051– Zoning Map Amendment
(Zone Change)

Deferred from January Hearing:

Application WITHDRAWN

Consensus Planning, Inc., agent for Huitt-Zollars, Inc., requests a Zoning Map Amendment, from MX-L to MX-T, for all or a portion of Parcel B Bulk Land Plat of Parcels A and B, a portion of Anderson Heights, located at the northeast corner between 118th Street SW and Dennis Chavez Blvd SW, approximately 30 acres.

(P-8)

Staff Planner: Dennis Felipe, Jr.

**A motion was made by Commissioner Hollinger and
Seconded by Commissioner Halstead that the application**

be WITHDRAWN. The motion carried by the following vote:

For 5: Cruz, Halstead, Likar, Hollinger, Carver

Did not vote 1: Aragon

Absent 2: Coppola, MacEachen

**2. Project # PR-2025-011387 –
SI-2025-00040 – Site Plan – EPC**

Deferral requested

Consensus Planning, Inc., agent for Pulte Group, requests a Site Plan – EPC for an approximately 60 acre portion of Tract N-1, Correction Plat of Tracts N-1 & N-2, Watershed Subdivision (AREPL of Tract N Watershed Subdivision), located at 9601 Tierra Pintada Blvd. NW, at the NW corner of Arroyo Vista Blvd. NW and Tierra Pintada Blvd. NW, approximately 110 acres.

(J-7) (J-8)

Staff Planner: William Steele and Megan Jones

A motion was made by Commissioner Halstead and Seconded by Commissioner Carver that this matter be Deferred to the March 20, 2025 EPC Hearing. The motion carried by the following vote:

For 6: Carver, Hollinger, Cruz, Halstead, Likar, Aragon

Absent 2: Coppola, MacEachen

**3. Project # PR- 2024-010327
RZ-2024-00049 – Zoning Map Amendment
(Zone Change)**

Continuance from December Hearing

Aria Studio Consultants, Inc., agent for Monte Vista Christian Church, requests a Zoning Map Amendment, from R1-B to MX-T, for all or a portion of Tract A, Block 24-A, located at 3501 Campus Blvd NE, between Purdue Pl NE and Berkley Pl NE, approximately 1.8334 acres.

(K-16-Z)

Staff Planner: Dennis Felipe, Jr.

A motion was made by Commissioner Halstead and Seconded by Commissioner Hollinger that this matter be APPROVED. The motion carried by the following vote:

For 6: Carver, Hollinger, Cruz, Likar, Aragon, Halstead

Absent 2: Coppola, MacEachen

**4. Project # PR-2024-010629
SI-2025-00038 – Master Development Plan**

Consensus Planning, Inc., agent for BH DevCo, requests a Master Development Plan for all or a portion of Tracts 6 and 7, Plats of Tracts 1 through 12 Avalon Subdivision, Unit 5, located east of 98th street, between Los Volcanes Rd. and Daytona Rd., approximately 30 acres.

(J-9) (K-9)
Staff Planner: Jude Miller

A motion was made by Commissioner Hollinger and Seconded by Commissioner Halstead that this matter be APPROVED. The motion carried by the following vote:

For 6: Carver, Hollinger, Cruz, Halstead, Likar, Aragon

Absent 2: Coppola, MacEachen

5. Project # PR-2024-010332
RZ-2025-00001 – Zoning Map Amendment
(Zone Change)

Archis Architects, agent for Mark Armijo Academy, requests a Zoning Map Amendment, from R-T to R-MH, for all or a portion of Lots 150-A and 150-B, Plat of Lots 150-A & 150-B for Town of Atrisco Grant Unit 6, located at 6800 Gonzales Rd SW, between Airport Dr SW and Adrian St SW, approximately 6 acres.

(K-10-Z)
Staff Planner: Daniel Soriano

A motion was made by Commissioner Halstead and Seconded by Commissioner Carver that this matter be APPROVED. The motion carried by the following vote:

For 6: Hollinger, Cruz, Likar, Halstead, Carver, Aragon

Absent 1: Coppola, MacEachen

5. OTHER MATTERS

A. Approval of Action Summary Minutes for January 16, 2025

A motion was made by Commissioner Hollinger and Seconded by Commissioner Halstead that this matter be APPROVED. The motion carried by the following vote:

For 6: Hollinger, Cruz, Likar, Halstead, Carver Aragon

Absent 2: Coppola, MacEachen

B. Announcements and Updates

- 1) Double Eagle II Site Plan- EPC is at LUHO hearing today. There should be an update on that hearing at next months' EPC hearing.
- 2) Balloon Fiesta Park Major Amendment went to LUHO then District Court. No update on court appeal yet.
- 3) Zone change and Site Plan EPC for 1100 Woodward went to LUHO and then District court with no final update yet.
- 4) Last month at City Council they approved Ordinance 24-69 that allows Council to make recommendations/changes to IDO updates. O. 25-73.

- 5) Commissioner Carver asked that the updates on cases be made into a slide shown during the update.
- 6) EPC Counsel Matt Myers discussed Commissioners stating their reason for deciding on a matter for the record at future hearings.

6. ADJOURNMENT: 10:51 AM