



**ENVIRONMENTAL PLANNING COMMISSION
AGENDA**

**Thursday, July 13, 2017
8:30 a.m.**

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

MEMBERS

**Karen Hudson, Chair
Derek Bohannon, Vice-Chair**

**Maia Mullen
Bill McCoy
James Peck**

**Moises Gonzalez
Peter Nicholls
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# 1011232

17EPC-40011 Zone Map Amendment (Zone Change)

Design Workshop Inc., agent for Garcia Auto Group, LLC, requests the above action for all or a portion of Tracts 224D3B, 225B2A1A1 & 226C2B, 225B2A1A2, 225B2B, 225B2C, 225B2D, 225B2E, 225B2F & 225B2A2, 225B2G, 225B2H, 225B2I, 226A, 227, 228, 232, 233A, 236-A, 236-B, and Land of J A Garcia Tract A, MRGCD Map #35, zoned M-1 and R-1 to C-2 and R-2, located North of I-40 and East of Rio Grande Blvd. between the Alameda Drain and Campbell Ditch, containing approximately 20 acres. (H-13) Staff Planner: Michael Voss (DEFERRED FROM JUNE 8, 2017 HEARING)

2. Project# 1010484

17EPC-40015 Zone Map Amendment (Zone Change)

Tierra West LLC, agent for Union Pension Trans Trust 93-2NM, requests the above action for all or a portion of Tract 9A-1B, Plat of Tracts 941A & 9A1B, Renaissance Center, zoned SU-1 for IP Uses to SU-1 IP Uses and Hospital, located on Renaissance Blvd. north of Commerce Drive NE and west of Chappell Drive NE, containing approximately 3.75 acres. (F-16) Staff Planner: Maggie Gould

3. Project# 1011268

17EPC-40016 Zone Map Amendment (Zone Change)

Wilson and Company Inc., agent for Buttry and Brown Development LLC, requests the above action for all or a portion of Tract 2-A-2-A, Black Ranch zoned SU-1 for C-1 Permissive Uses and Hotel not to exceed two stories and Restaurants with full service liquor to SU-1 for C-1 Permissive Uses and Hotel not to exceed two stories and Restaurants with full service liquor and Hospital located on Valley View Drive NW north of Paseo del Norte and east of Coors Blvd NW, containing approximately 1.40 acre(s). (C-13) Staff Planner: Michael Vos

4. Project# 1011247

17EPC-40014 Sector Development Plan Map Amendment (Zone Change)

Garcia/Kraemer & Associates, agent for Community Dental Services Inc. requests the above actions for all or a portion of Tracts 310, 307B, 308A, and 308B zoned SU-2 MR to SU-2 LCR located on the east side of Williams Street south of Thaxton Avenue SE and north of Gerald Avenue SE, containing approximately 1.4 acres. (L-14) Staff Planner: Cheryl Somerfeldt

**NOTE: The TRANSFER STATION
WILL BE HEARD AFTER 1:00 P.M.**

5. Project# 1010582

16EPC-40077 Zone Map Amendment (Zone Change)

16EPC-40078 Site Development Plan for Building Permit

Wilson and Company, Inc., agent for City of Albuquerque, Department of Municipal Development, requests the above actions for 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, zoned M-1 to SU-1 for M-1, Solid Waste Transfer Station and Convenience Center and Household Hazardous Waste Collection, located on Edith Blvd., NE, between Comanche Rd., NE and Rankin Rd. NE, containing approximately 22 acres. (G-15) (DEFERRED FROM JANUARY 12, 2017 HEARING)

Staff Planner: Maggie Gould

6. OTHER MATTERS:

- A. Approval of June 8, 2017 Action Summary Minutes
- B. Approval of May 15, 2017 IDO Action Summary Minutes
- C. Discussion of EPC's Rules of Conduct

7. ADJOURNED: