



**ENVIRONMENTAL PLANNING COMMISSION  
AGENDA**

**Thursday, May 20, 2021  
8:40 a.m.**

**Due to COVID-19 this meeting is a Public Zoom Video Conference**

**Members of the public may attend via the web at this address: <https://cabq.zoom.us/j/2269592859> or by calling the following number: 1 301 715 8592 and entering Meeting ID: 226 959 2859**

**MEMBERS**

**Tim MacEachen, Chair  
David Shaffer, Vice Chair**

**Joseph Cruz  
Richard Meadows  
Jonathan R. Hollinger**

**Gary L. Eyster P.E. (Ret.)  
Robert Stetson**

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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 deferred from a previous hearing are normally scheduled at the end of the agenda.

There is no set time for cases to be 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. Cross-examination of speakers is possible per EPC Rules of Conduct.

**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. Roll Call of Planning Commissioners
- C. Suspension of the Rules per C.8 of the EPC Rules of Conduct
- D. Zoom Overview
- E. Announcement of Changes and/or Additions to the Agenda
- F. Approval of Amended Agenda
- G. Swearing in of City Staff

**1. Project #2020-004171  
RZ-2021-00011– Zoning Map Amendment  
(Zone Change)**

JAG Planning & Zoning, agent for William E. Galbreth Land Development Co. LLC, requests a Zoning Map Amendment from PD to R-1D for Tract N-7-A-1, Tanoan Properties, located at 12300 San Antonio Dr. NE, between Lowell Dr. NE and Tennyson St. NE, approximately 6.7 acres (E-22)  
Staff Planner: Silvia Bolivar

**2. Project #2019-002309  
SI-2021-00370 -Site Improvement  
Major Amendment to Site Plan**

Consensus Planning Inc., agents for Butterfly Holdings LLC, requests the above action for all or a portion of Lot 1-A-1 and 5-A-1, La Mirada Subdivision (being comprised of Lots 1-A and 5-A), zoned MX-M, located at 4315 Wyoming Blvd. NE, between Montgomery Blvd. NE and La Mirada Pl. NE, approximately 15.5 acres (G-19)  
Staff Planner: Sergio Lozoya

**3. Project #2021-005301  
SI-2021-00452-Site Improvement  
Major Amendment to Site Plan**

Tierra West, agent for Western Hills Investments LLC, requests the above action for Tract C-4-A, plat of Tracts C-3-A, C-3-B, C-3-C, and C-4-A, Seven Bar Ranch Addition, zoned NR-BP, located north of Ellison Dr. NW and east of Coors Bypass NW/Coors Blvd. NW, at 3615 NM 528 NW, approximately 2.0 acres (A-14)  
Staff Planner: Catalina Lehner, AICP

**4. OTHER MATTERS:**

- a. Approval of April 15, 2021 Action Summary Minutes

**5. ADJOURNMENT**