



**ENVIRONMENTAL PLANNING COMMISSION
AGENDA**

**Thursday, July 12, 2018
8:30 a.m.**

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

MEMBERS

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

**Joseph Cruz
Richard Meadows
Dan Serrano
Robert Stetson**

**Karen Hudson
Maia Mullen
David Shaffer**

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 #2018-001188 (1001831)

SI-2018-00027 - Site Development Plan for Building Permit Amendment
SI-2018-00028 - Site Development Plan for Subdivision Amendment

Jeremy Ortiz, agent for Artson Properties LLC, requests the above action for all or a portion of Tracts G-1A-2C, G-1A-2D, G-1A-2E, G-1A-1, G-1A-2A-1A, and G-1A-2B-1A, Seven Bar Ranch, zoned SU-1 for C-2 uses, located at 10301 Cottonwood Park Dr. NW, between Ellison Dr. NW, and Cottonwood Dr. NW, containing approximately 9.5 acres.

(A-14)

Staff Planner: Cheryl Somerfeldt

2. Project #2018-001200 (1011313)

RZ-2018-00005 – Sector Development Plan Map Amendment (Zone Change)
SI-2018-00012 - Site Development Plan for Building Permit

Wade Jackson, Sutin Thayer & Browne, agent for McKown Belanger Associates, requests the above action for all or a portion of Lot 7, Block 12, Huning's Highland Addition, zoned SU-2/MR to SU2/SU-1 for O-1 uses, located at 205 Edith Blvd. NE, between Copper Ave. and Tijeras Ave. NE, containing approximately 0.2 acres. (K-14)

Staff Planner: Catalina Lehner

3. 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 **(DEFERRED FROM May 10, 2018 Hearing)**

4. Project# 1000965

18EPC-40035 Zone Map Amendment (Zone Change)
18EPC-40034 Site Development Plan for Subdivision Amendment
18EPC-40033 Site Development Plan for Building Permit

Dekker/Perich/Sabatini, agent for Presbyterian Healthcare Services, requests the above action for all or a portion of all units, tracts and subtracts of the Andalucia at La Luz, Sevilla at Andalucia and Valle Paraiso at Andalucia at La Luz subdivisions zoned SU-1 PRD 6DU/AC and SU-1PRD 5DU/AC and Tract 5, Plat of Tracts A, B, 1, 2, 3, 4, 5 & 6 of Lands of Ray A. Graham III, Owenwest Corp and City of Albuquerque, zoned SU-1 PRD 10 DU/AC to SU-1 for C-2 Restricted Uses to Accommodate a Medical Clinic and Urgent Care & Emergency Room (zone change for tract 5 only), located on Coors Blvd. NW, between Namaste Rd. NW and Learning (Bosque School) Rd. NW, containing approx.115 acres (F-11). Staff Planner: Maggie Gould **(DEFERRED FROM June 14, 2018 Hearing)**

5. Project# 1001081

18EPC-40036 Zone Map Amendment

(Zone Change)

18EPC-40037 Site Development Plan for
Building Permit

Consensus Planning, Inc., agent for City of Albuquerque, Fire Department and Department of Municipal Development, requests the above action for all or a portion of Parcel D within Lot 23, Block 31, Snow Heights Addition, zoned C-2 to SU-1 for Fire Station, located on Snow Heights Circle NE, near the corner of Menaul Blvd. NE and Eubank Blvd. NE, containing approximately 1.1 acres (H-20). Staff Planner: Cheryl Somerfeldt **(DEFERRED FROM June 14, 2018 Hearing)**

6. 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)**

7. Project #2018-001198 (1010401 & 1004404)

RZ-2018-00008 - Zone Map Amendment
(Zone Change)

RESPEC, agent for Woodmont Paseo LLC, requests the above action for all or a portion of Tracts 2 and 6 Bulk Land Plat of the Trails Unit 3A, Tract C Correction plat of Valle Prado Unit 3, and Tract H Plat of Durango Unit 1, zoned R-1D to R-1A, R-1B, R-1C, and R-1D, located at Woodmont Ave. NW, between Paseo Del Norte Blvd. NW, and Unser Blvd. NW, containing approximately 57 acres. (C-8 & C-9) Staff Planner: Cheryl Somerfeldt

8. OTHER MATTERS:

A. Approval of June 14, 2018 Action Summary Minutes (Commissioner Mullen was absent)

9. ADJOURNED: