



**Environmental  
Planning  
Commission**

**Agenda Number: 4  
Project Number: 1008830  
Case #: 11EPC 40050  
August 11, 2011**

**Staff Report**

<b>Agent</b>	Garcia/Kraemer & Associates
<b>Applicant</b>	Afra Construction
<b>Request</b>	<b>Site Development Plan for Building Permit</b>
<b>Legal Description</b>	Tract 5, Row 2, Unit A, West of Westland, Town of Atrisco Grant
<b>Location</b>	West side of 102 <sup>nd</sup> Street, between Avalon Road and Volcano Road
<b>Size</b>	Approximately 5.0-acres
<b>Existing Zoning</b>	SU-1/C-2 Uses and Campground, Excluding Package Liquor Sales
<b>Proposed Zoning</b>	Same

**Staff Recommendation**

**DEFERRAL of 11EPC 40050 for 30-days.**

**Staff Planner**

**Christopher Hyer, Senior Planner**

**Summary of Analysis**

This proposal is for a site development plan for building permit for an approximately 5.0-acre site that abuts 102<sup>nd</sup> Street on the east side, between Avalon Road and Volcano Road, south of I-40. The applicant proposes to develop the second phase of the Paradise RV Park, which will consist of 109-RV parking spaces.

The applicant is asking for a 30-deferral in order to work on the site plan based on the Zoning Enforcement Office's comments.