



ENVIRONMENTAL PLANNING COMMISSION

ACTIONSHEET

Thursday, September 12, 2013

Plaza Del Sol Hearing Room

Lower Level

2nd Street NW

MEMBERS PRESENT:

Hugh Floyd, Chair
James Peck, Vice-Chair
Doug Peterson
Peter Nicholls
Bill McCoy
Moisés González
Patrick Griebel – Absent for item 7 & 8. Returned for item 10 & 11.

MEMBERS ABSENT:

Maia Mullen

RECORDING SECRETARY:

Madeline Carruthers

1. Call to Order: 8:30 A.M.

- A. Announcement of Changes and/or Additions to the Agenda
- B. Approval of Amended Agenda
- C. Swearing in of City Staff

2. Project# 1008519 *

13EPC-40131 SITE DEVELOPMENT -
SUBDIVISION

Bohannon Huston, Inc., agent for Motorplex Real Estate, Ltd. requests the above action for all or a portion of TR A-1-C-1-A PLAT OF TRS A-1-C-1-A & A-1-C-2-A, Cryer Property, zoned SU-1 for C-3 and IP Uses, located at 4865 Pan American Freeway NE, between Commerce and Office, containing approximately 5.5 acres. (F-17)

Staff Planner: Chris Glore

(APPROVED)

3. Project# 1009782 *

13EPC-40134 Sector Development Plan Map
Amendment (Zone Change)
13EPC-40135 Site Development Plan for
Building Permit

SMPC Architects, agent for ACE Leadership Highschool, requests the above actions for lots 2-6 and 8-10, Block 44, Terrace Addition, zoned SU-2 Church & Related Facilities to SU-2/SU-1 for O-1, located on Lead Ave between Sycamore and Maple, containing approximately 1.38 acres. (K-15) Staff Planner: Carrie Barkhurst

(APPROVED)

4. Project# 1005280 *

13EPC-40124 Site Development Plan for Building Permit
13EPC-40125 Site Development Plan for Subdivision Amendment

Consensus Planning, Inc. as agent for JMD-McMahon, LLC requests the above actions for Lot 6 and Lot 7, McMahon Marketplace, zoned SU-1 for C-1 Uses, located at 5700 McMahon Blvd. NW, between Under Blvd. and Fineland Dr., containing approximately 1.55 acres. (A-11)

Staff Planner: Chris Glore

(APPROVED)

5. Project# 1000032

13EPC-40123 Sector Development Plan Amendment

Consensus Planning, agent for Town Center, LLC, requests the above action for all or a portion of Lots X-1-A2, Plat of Tracts X-1-A1 & X-1-A2, and X-2A, Amended Plat of Tracts X-2-A & X-2-B, University of Albuquerque Urban Center, zoned SU-3 for Mixed Use, located on St. Joseph between Coors and Atrisco, containing approximately 47.7 acres. (G-11)

Staff Planner: Carrie Barkhurst

(DEFERRED TO OCTOBER 10, 2013)

6. Project# 1009749

13EPC-40121 Zone Map Amendment (zone change)

Das and Samantha Anastasiou request the above action for all or a portion of Lot 22, Block 55, University Heights, zoned R-1 to CCR1, located on Carlisle Blvd. and Silver, containing approximately 0.13 acre. (K-16)

Staff Planner: Maggie Gould

(WITHDRAWAL)

7. Project# 1009542

13EPC-40132 Zone Map Amendment (zone change)

Wilson and Company Inc. agents for The City of Albuquerque, Department of Municipal Development requests the above action for Lot 24, Block 3, West Park Addition, zoned R-T to C-2, located on New York Ave. SW, between Central Ave. and Gallup St. containing approximately 0.93 acres. (J-12)

Staff Planner: Chris Glore

(APPROVED)

8. Project# 1001620

13EPC-40133 Amendments to Zoning Code Text

City of Albuquerque Planning Department requests the above action pertaining to Zoning Code Sections 14-16-3-1, General Parking Regulations, 14-16-2-15 O-1 Office and Institution Zone, and 14-16-1-5, Definitions, to allow permeable surfacing and permeable pavement or permeable pavement system, and to add corresponding definitions. CITY-WIDE.

Catalina Lehner, Staff Planner

(APPROVED)

9. Project# 1009543

12EPC-40082 Site Development Plan for
Subdivision

12EPC-40083 Site Development Plan for
Building Permit

12EPC-40084 Zone Map Amendment
(Zone Change)

Wes Prop NM, LLC agent for West Seventy, LLC requests the above actions for all or a portion of, a tract of land lying and situated within the Town of Alameda Grant, projected Section 15, Township 11 North, Range 2 East, New Mexico Principal Meridian, Bernalillo County, New Mexico, comprising the remaining portion of Tracts 15-13A2, 15-13A1, 15-13B2, 15-38A, 15-38B and 15-2B, as the same are described in that Special Warranty Deed filed in the office of the County Clerk of Bernalillo County, New Mexico on January 06, 2003, in Book A-48, Page 2173, Document Number 2003002177, less than and excepting that portion of the land acquired by Stipulated Judgment for Condemnation, Second Judicial District Court Case No. CV 2006 6154, filed in the office of the Clerk of the Second Judicial District on June 23, 2009 and filed in the office of the County Clerk of Bernalillo County, New Mexico on August 10, 2009 as Document Number 2009090671, said remaining portion tract being more particularly described as follows:

Beginning at the southernmost corner of described tract lying on the northeasterly right of way line of Paseo Del Norte Boulevard, from whence a tie to Albuquerque Geographic Reference Survey Monument "8_C10" bears S 70°41'28" E, a distance of 1,871.65 feet;

Thence from said point of beginning, N 39°16'31" W along said right of way line, a distance of 486.27 feet to a point of curvature;

Thence along a curve to the right having a radius of 50.00 feet, an arc length of 78.54 feet, a delta angle of 89°59'56", and a chord of N 05°43'32" E, a distance of 70.71 feet to a point of tangency lying on the southeasterly right of way line of Unser Boulevard;

Thence N 50°43'30" E along said right of way line, a distance of 391.53 feet to the northernmost corner of described tract;

Thence leaving said right of way line, S 00°11'27" W, a distance of 694.65 feet to the point of beginning, containing 2.7055 acres (117,853 square feet) more or less, zoned R-D, located on the NE corner of Paseo del Norte Blvd. and Unser Blvd. NW, containing approximately 1.5 acres. (C-10)

Staff Planner: Chris Hyer

(WITHDRAWAL)

10. OTHER MATTERS:

A. Approval of August 8, 2013 Minutes – **APPROVED**

B. EPC discussion regarding Rule C.3 of the EPC Rules of Conduct pertaining to *ex parte* communication between the EPC and Planning and/or Legal staff. –
DISCUSSION/DEFERRED TO OCTOBER 10, 2013

C. Recent adoption of sector development plans and their impact on redevelopment – **Motioned to have Director write letter to Mayor to ask for a study.**

11. ADJOURN AT 2:17 P.M.