



ENVIRONMENTAL PLANNING COMMISSION AGENDA

Thursday, October 10, 2013
8:30 a.m.

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

MEMBERS

Hugh Floyd, Chair
James Peck, Vice-Chair

Doug Peterson
Maia Mullen
Bill McCoy

Moises Gonzalez
Peter Nicholls
Patrick Griebel

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 with no known opposition that are supported by the Planning Department are scheduled at the beginning of the agenda; these cases are noted with an asterisk (*). 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.12 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.

1. Call to Order:

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

2. Project# 1009813 *

13EPC-40138 Zone Map Amendment (Zone Change)

Steven Reinhart or Jerry Hamm, agents for Hotel Circle New Mexico Property, LLC requests the above action for all or a portion of lot 1B1A, Hamm Development Addition from SU-1/PDA to SU-1/PCD located on Eubank between Lomas and Hotel containing approximately .524 acres. (K-21)
Staff Planner: Chris Glore

3. Project# 1001568 *

13EPC-40141 Zone Map Amendment (Zone Change)

Ed Haddaway & Barbara Forshay request the above action for all or a portion of lot B, Lands of Haddaway, from R-1 to RA-2 located on Rio Grande Blvd. between Los Anayas and Zickert containing approximately .327 acres. (H-12)
Staff Planner: Lorena Patten-Quintana

4. Project# 1004677

13EPC-40139 Site Development Plan for Building Permit
13EPC-40140 Amend the Site Development Plan for Subdivision

Mullen Heller Architecture agent for Jay Rembe and Country Club Partners LLC request the above action for all or a portion of lots 1-5, tract A-1-A, Country Club Subdivision zoned SU-2 for CLD & R-1 located on Central Avenue between San Pasquale and Laguna containing approximately 3.37 acres. (J-13)
Staff Planner: Chris Glore

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 FROM AUGUST 8TH AND SEPTEMBER 12TH)

6. Project# 1003859

13EPC-40137 Site Development Plan for Building Permit Interpretation

COA Planning Department request the above action for all or a portion of lot 6B, Lands of Ray Graham III, Ovenwest Corp., zoned SU-1/O-1, C-2 & PRD, located on Coors between Montano and Learning containing approximately 15 acres. (E-12)
Staff Planner: Carmen Marrone

7. Project# 1001620

13EPC-40136 Amendments to Zoning Code Text

The City of Albuquerque Planning Department requests the above action pertaining to Zoning Code 14-16-4-1(B), Amendment Procedure, to establish a fee for administrative (Staff) review and approval of original site development plans, City-wide.
Staff Planner: Catalina Lehner

8. Project# 1009243

13EPC-40118 Text Amendments to the Nob Hill Highland Sector Development Plan

City of Albuquerque requests the above action, Text Amendments to the Nob Hill Highland Sector Development Plan, approximately bounded by LOMAS, SAN MATEO, GIRARD, SILVER, and ZUNI.

Staff Planner: Maggie Gould

(DEFERRED FROM JULY 11TH AND AUGUST 8TH)

9. OTHER MATTERS:

- A. Approval of September 12, 2013 Minutes.
- 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.
- C. Recent adoption of sector development plans and their impact on redevelopment.

10. ADJOURNED