



ENVIRONMENTAL PLANNING COMMISSION

A G E N D A

**Thursday September 18, 2008
8:30 A.m.**

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

MEMBERS

Laurie Moye, Chair

Judy Kowalski, Vice Chair

**Jonathan Siegel
Doug Peterson
Richard Shine**

**Jamie Jett-Walker
Joe Yardumian
Michael Dickson**

NOTE: A LUNCH BREAK AND 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 generally reviewed at this time (see item 1A and 1B below). 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.**

All written materials – including petitions, legal analysis and other documents – should 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 the Amended Agenda

2. Project# 1007320

08EPC-40071 SITE DEVELOPMENT -
BUILDG PRMT

Denish + Kline Associates, agents for Lowe's Home Improvement requests the above action for all or a portion of lot 2A-5A1-A1, Horne Development Addition, zoned SU-1 for Planned Commercial Development with uses permissive and conditional in the C-2 zone, C-2 USES located on Hotel Circle NE between Lomas Blvd. and Eubank Blvd., containing approximately 9 acres. (K-21) Catalina Lehner, Staff Planner **(DEFERRED FROM AUGUST 21, 2008)**

3. Project# 1004075

08EPC-40047 AMNDT TO SECTOR DEV,
AREA, FAC, OR COMP PLAN

DENISH + KLINE ASSOCIATES, agents for FOREST CITY COVINGTON NM LLC, requests an amendment to the Mesa del Sol Level B Master Plan regarding Wireless Telecommunications Facilities (WTF) for all or a portion of bulk land plat of Tracts 1A-16A, Mesa del Sol, zoned PC, located on east of Broadway Blvd. and south of Los Picaros Rd., containing approximately 3100 acres. Catalina Lehner, Staff Planner **(DEFERRED FROM AUGUST 21, 2008)**

4. Project# 1004496*

08EPC-40083 AMEND SITE
DEVELOPMENT PLAN - SUBDVN

GARCIA/KRAEMER & ASSOC. agents for TRAMWAY ASSOCIATES INC requests the above action for all or a portion of lots 1-P1 TO 28-P1, THE BLUFFS AT ENCANTADO zoned SU-1/RT located on TRAMWAY BLVD NE BETWEEN SKYLINE RD NE AND ENCANTADO RD NE containing approximately 3.09 acres. (K-13 / L-23) Randall Falkner, Staff Planner

5. Project# 1007008*

07EPC-40104 AMNDT TO ZONE MAP
(ESTB ZONING/ZONE CHG)
08EPC-40086 SITE DEVELOPMENT -
BUILDG PRMT

DAC ENTERPRISES, INC agents for RANDY KAUFMAN requests the above actions for all or a portion of lot 25 & Tract X, Block 2, tract X, GRACELAND ACRES ADDITION zoned R-1 to SU-1 / C-1 Uses with Exceptions located on CANDELARIA RD NE BETWEEN ARNO ST NE AND COMMERCIAL ST NE containing approximately .56 acre. (G-15) Carol Toffaleti, Staff Planner **(REMANDED FROM CITY COUNCIL)**

6. Project# 1000976

08EPC-40091 AMNDT TO ZONE MAP
(ESTB ZONING/ZONE CHG)
08EPC-40092 AMEND SITE
DEVELOPMENT PLAN - SUBDVN

CONSENSUS PLANNING agents for RIVERSIDE LLC requests the above actions for all or a portion of tracts 1 & 2, LANDS OF WESTLAND DEVELOPMENT CO zoned SU-1 FOR PRD to SU-1 FOR MH USES located on ERVIEN LN SW BETWEEN COOR BLVD SW AND AMOLE DEL NORTE DIVERSION FACILITY containing approximately 40.9 acres. (M-10) Randall Falkner, Staff Planner

7. Project# 1003224*

08EPC-40042 AMNDT TO SECTOR DEV,
AREA, FAC, OR COMP

City of Albuquerque, Planning Department requests a text amendment for The Huning Highland East Downtown Urban Conservation Overlay Zone, zoned CR2 & SU-3 located on Central & Broadway (K-14) Maryellen Hennessy, Staff Planner **(DEFERRED FROM AUGUST 21, 2008)**

8. Project# 1003565*

08EPC-40093 AMNDT TO ZONE MAP
(ESTB ZONING/ZONE CHG)
08EPC-40094 SITE DEVELOPMENT -
SUBDIVISION

JOSH SKARSGARD agents for ART GARDENSCHWARTZ requests the above actions for all or a portion of lot 1, block 8, MIRAMONTEZ PARK Units 1 zoned C-1 & C-2 to SU-1 C-2 Uses & Warehouse located on SAN MATEO BLVD NE between CLAREMONT AVE NE AND PHOENIX AVE NE containing approximately 2.5 acres. (H-18) Randall Falkner, Staff Planner

9. Project# 1007076

08EPC-40082 APPEAL TO EPC -
DETERMINATION OF ACTION

OSO DE OSUNA LLC agent(s) for OSO DE OSUNA LLC request(s) the above action(s) for all or a portion of lot(s) 3A1, INTERSTATE INDUSTRIAL TRACT located on 3880 OSUNA RD NE (E-17) Jack Cloud, Staff Planner

10. Project# 1001209

08EPC-40087 AMNDT TO ZONE MAP
(ESTB ZONING/ZONE CHG)

Western Trail Self Storage, LLC, requests the above action for all or a portion of lot A-2, LAVA TRAILS Subdivision, zoned SU-1 FOR Neighborhood Commercial To Include Direct Access TO Storage Unit & Outdoor Storage located on UNSER BLVD NW BETWEEN WESTERN TRAIL NW and ATRISCO NW containing approximately 4.99 acres. (F-10) Carol Toffaleti, Staff Planner

11. Project# 1007412

08EPC-40088 AMNDT TO ZONE MAP
(ESTB ZONING/ZONE CHG)
08EPC-40089 SITE DEVELOPMENT -
SUBDIVISION
08EPC-40090 SITE DEVELOPMENT -
BUILDG PRMT

CONSENSUS PLANNING, agents for TOTAL LIFESTYLE COMMUNITIES & MCFARLIN GROUP, requests the above actions for all or a portion of Tracts A, B-1 and B-2, Yorba Linda Subdivision, zoned SU-1 for Church and Related Facilities and a Telecommunications Facility (Tract A) and SU-1 for Church and Related Facilities (Tracts B-1 and B-2) to SU-1 for Continuing Care Retirement Community and Related Facilities to include On-Premise Liquor Consumption, located on HARPER RD NE BETWEEN VENTURA RD NE AND RED SKY RD NE, containing approximately 61 acres. (E-20) Catalina Lehner, Staff Planner

12. Project# 1000032

08EPC-40030 SITE DEVELOPMENT -
SUBDIVISION
08EPC-40031 SITE DEVELOPMENT -
BUILDG PRMT

TIERRA WEST LLC agents for UNIVEST/COORS RD LLC requests the above actions for all or a portion of tract 3, COORS VILLAGE, zoned SU-3 located on COORS BLVD NW BETWEEN WESTERN TRAILS NW AND MILNE RD NW containing approximately 13 acres. (F-11) Russell Brito, Staff Planner **(DEFERRED FROM AUGUST 21, 2008)**

13. Project# 1007367*

08EPC-40079 SITE DEVELOPMENT -
BUILDG PRMT

TIERRA WEST LLC agents for RIVERSIDE CHURCH OF CHRIST requests the above action for all or a portion of tract A-1-B, LANDS OF JOEL P TAYLOR within Sec. 25, TIIN R2E, zoned SU-1 FOR CHURCH & RELATED USES located on LA ORILLA RD NW BETWEEN COORS BLVD NW AND CORRALES RIVERSIDE DRAIN containing approximately 4.48 acres. (E-12) (Carol Toffaleti, Staff Planner) **(DEFERRED FROM AUGUST 21, 2008)**

14. Project# 1003275

**07EPC-40078 SECTOR
DEVELOPMENT PLAN MAP
AMENDMENT**
07EPC-40092 SITE DEVELOPMENT -
SUBDIVISION
07EPC-40094 SITE DEVELOPMENT -
BUILDG PRMT

CONSENSUS PLANNING agents for SUN CAL COMPANIES INC requests the above actions for all or a portion of Tract 1-A-1, EL RANCHO ATRISCO PHASE III from SU-1 for Office and Commercial w/ not more than 50% to be developed Commercially to SU-1 for C-1 Uses with package liquor associated with a full-service grocery store within 500' of a residential zone, located on UNSER BLVD NW BETWEEN HANOVER RD NW AND LADERA DR NW containing approximately 20 acres. (N-9) Anna DiMambro, Staff Planner **(DEFERRED FROM JUNE 19, 2008)**

15. OTHER MATTERS