



ENVIRONMENTAL PLANNING COMMISSION ACTION SHEET

Thursday, December 20, 2007

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

MEMBERS PRESENT: Jeffrey Jesionowski, Chairman
Laurie Moye
Jonathan Siegal
Jamie Jett-Walker
Virginia Klebesadel
Ishmael Valenzuela
Larry Chavez (left early)
Judy Kowalski

MEMBERS ABSENT: James Grout

RECORDING SECRETARY: April Candelaria

1. Call to Order. 8:36 a.m.

- A. Announcement of Changes and/or Additions to the Agenda
- B. Approval of the Amended Agenda (**APPROVED**)
- C. Approval of Minutes for October 11, 2007 (**APPROVED**)

2. Project # 1000570*

07EPC 40071 - Text Amendment to Westland Master Development Plan

06EPC-00139 – Map Amendment to Westland Master Plan

06EPC-00141 – Map Amendment to Westland Sector Development Plan

07EPC-50069 - Map Amendment to Westside Strategic Plan

Hartman & Majewski Design Group, agent for Sun Cal New Mexico requests the above actions to relocate the Town Center closer to I-40 and to create a new Town Center Village (TCV) zone for Tracts C, D, E, F, G, H, Westland North, located between ARROYO VISTA and I-40 and between 98th ST. & 118th ST., containing approximately 550 acres, **and** a text amendment to the Westland Master Plan, Tracts M, N & P, Watershed Subdivision, located between Arroyo Vista and the Petroglyph National Monument and between Tierra Pintada and “Future Development Area”, containing approx. 500 acres. (J-7)
Catalina Lehner & Jennifer Donofrio, Staff Planners
(RECOMMENDED APPROVAL TO THE CITY COUNCIL)

3. Project# 1002270*

07EPC-40079 SITE DEVELOPMENT PLAN-
BUILDG PRMT

Ray Barela agent for Manny Aka requests the above action for all or a portion of lots 2, 3, & 4, block 52, THE TERRACE ADDITION zoned SU-2 CMU located on CENTRAL AVE SE BETWEEN ASH SE AND MAPLE SE containing approximately .50 acre. (K-15) Carol Toffaleti, Staff Planner **(APPROVED WITH CONDITIONS)**

4. Project# 1006925*

07EPC-40081 SECTOR DEVELOPMENT
PLAN MAP AMENDMENT
07EPC-40082 SITE DEVELOPMENT PLAN-
BUILDG PRMT

CONSENSUS PLANNING agents for WERNER GILCHREST, LLC requests the above actions for all or a portion of lots 3 & 4 AND 6 FEET OF LOT 5, block 10, UNIVERSITY HEIGHTS from SU-2/DR to SU-2 SU-1 DR located on CORNELL DR SE BETWEEN SILVER SE AND LEAD AVE SE containing approximately .3 acre. (K-16) Maryellen Hennessey & Jennifer Donofrio, Staff Planners **(APPROVED WITH CONDITIONS)**

5. Project# 1006819*

07EPC-40047 SECTOR DEVELOPMENT
PLAN MAP AMENDMENT
07EPC-40076 SITE DEVELOPMENT -
BUILDG PRMT

APTUS ARCHITECTURE agent for DON F AHERN requests the above actions for all or a portion of lots 8, 9A, 10A, 11A & C, block C, SOUTH BROADWAY ACRES Unit 1 from SU-2 HM to SU-2/SU-1 HC and SALES, RENTAL, REPAIR AND OUTDOOR STORAGE OF HEAVY EQUIPMENT, located on BROADWAY SE BETWEEN WESMECO SE AND BETHEL SE containing approximately 4.5 acres. (M-14) Randall Falkner, Staff Planner **(APPROVED WITH CONDITIONS)**

6. Project# 1000650

07EPC-40083 SITE DEVELOPMENT PLAN-
BUILDG PRMT

GEORGE RAINHART ARCH AND ASSOC. agents for NEW MEXICO EDUCATORS FEDERAL CREDIT UNION requests the above action for all or a portion of Tract 2A, LANDS OF LAMONICA AND WENK zoned SU-1 C-1 permissive uses & restaurant w/full service liquor, located on COORS SW & LAMONICA SW containing approximately 2 acres. (P-10) Carol Toffaleti, Staff Planner **(APPROVED WITH CONDITIONS)**

7. Project# 1004677

07EPC-40073 SITE DEVELOPMENT -
SUBDIVISION

07EPC-40074 AMEND SITE

DEVELOPMENT PLAN - SUBDVN

07EPC-40075 AMNDT TO SECTOR
DEVELOPMENT PLAN (ZONE CHG)

Moule & Polyzoides Architects, agent for Jay Rembe, requests the above actions for all or a portion of Tracts 129A, 131, 133A1, 133A2, 133B, 134 and 135A, MRGCD Map 38; Tract B2A Lands of Albuquerque Little Theater; Tract A-1-A and Tract 129B-1-A Laguna Subdivision; and Tracts A & B, Lands of H.B. and Calvin Horn, from SU-2/SU-1 CLD and SU-2/ SU-1 Albuquerque Little Theater to SU-2/SU-1 for a Mixed Use Development, located on Central Ave. SW between Laguna Blvd. and San Pasquale Ave., approximately 9 acres. Catalina Lehner, Staff Planner (**APPROVED WITH CONDITIONS**)

8. Project# 1003275

07EPC-40078 SECTOR DEVELOPMENT
PLAN MAP AMENDMENT

CONSENSUS PLANNING agents for SUN CAL COMPANIES INC requests the above action 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 COMMERCIAL USES located on UNSER BLVD NW BETWEEN HANOVER RD NW AND LADERA DR NW containing approximately 20 acres. (N-9) Anna DiMambro, Staff Planner (**DEFERRED TO JANUARY 17, 2008**)

9. Project# 1004905

07EPC-40045 AMENDMENT TO SECTOR
DEV PLAN

DAVE HEIL - VCPOA. INC. agent for VOLCANO CLIFFS PROPERTY OWNERS ASSOCIATION, INC a text amendment to the Volcano Heights Sector Development Plan to adjust regulations and standards for the SU-2/SR-LL, SU-2/RR, SU-2/ER, SU-2/SR-SL zones and roadway, grading, drainage, phasing and financing language amendments. (C-8 THRU C-11, D-4, D-8 THRU D-10, E-4) Russell Brito, Staff Planner (**DEFERRED TO JANUARY 17, 2008**)

10. Project# 1006822

07EPC-40052 AMNDT TO UNIVERSITY
NEIGHBORHOODS SECTOR DEV PLAN

07EPC-40054 SITE DEVELOPMENT -
BUILDG PRMT

CONSENSUS PLANNING, INC agents for 2001 GOLD AVE , LLC requests the above actions for all or a portion of Lots 1 & 2, TERRACE ADDITION AND SOUTH 10' VACATED GOLD AVE zoned SU-2 PR to SU-2/SU-1 PRD located on GOLD AVE. SE BETWEEN TERRACE ST. SE AND BUENA VISTA DR. SE containing approximately .4 acre. (K-15) Catalina Lehner, Staff Planner (**DEFERRED TO FEBRUARY 21, 2008**)

11. Project# 1001620

07EPC-40084 AMENDMENT TO
THE CODE OF ORDINANCES

CITY OF ALBUQUERQUE/Planning Department agents for CITY OF ALBUQUERQUE/City Council requests the above action to create a new FORM BASED CODE with zones that allow mixed-use development in a variety of contexts to encourage a more efficient and sustainable urban form, contained in a new article of the Code of Ordinances, Sec 14-20-1-1 et. Seq. Russell Brito & Carmen Marrone, Staff Planners **(DEFERRED TO FEBRUARY 21, 2008)**

12. Project # 1000965

06EPC-01314 EPC Site Development Plan-
Building Permit
06EPC-01315 EPC Site Development Plan-
Amendment to Subdivision

CONSENSUS PLANNING agent for ASW REALTY PARTNERS/ANADALUCIA DEVEL. CORP. request the above actions for all or a portion of Tracts A & B, **Andalucia at La Luz**, zoned SU-1/PRD 5 du/acre, located on COORS BLVD. and SEVILLA AVE. NW, containing approximately 15 acres. (F-11) Carmen Marrone, Staff Planner **(DEFERRED TO JUNE 19, 2008)**

13. OTHER MATTERS

ADJOURNED AT 2:34 P.M.