

1
2
3 **MINUTES OF A REGULAR MEETING**
4 **OF THE PLANNING & ZONING COMMISSION**
5 **OF THE TOWN OF BERNALILLO**
6 **HELD AT THE TOWN HALL**
7 **JUNE 10, 2008**

8 The Planning & Zoning Commission of the Town of Bernalillo met in Regular Session
9 within the laws and rules of the Town on June 10, 2008 at 6:30 pm.

10
11 Commissioner Debbie Kilfoy, Chairman
12

13
14 **Applicants / Members of Public Signed In:**
15

16 Orlando Lucero	Mike Maloney	Helen Sandoval
17 Pete Vredenburg	Mary Jo Maloney	Scott Greene
18 Larry Medrano	Matthew Rimmer	Margaret Geller
19 George T. Rodriguez	Margie Amiot	Doug Crandall
20 Louise Moore	James Pike	Robert Romero
21 Robert C' de Baca	Steve Amiot	Keith Meyer
22 JR Montalvo	Ed Paschich	Richard Reynolds

23
24 The Planning & Zoning Director (Kelly Moe), and Others, were also present but
25 not signed in.
26

27
28 **1. CALL TO ORDER**
29

30 Chariman Kilfoy called the meeting to order at 6:30 pm, and led those attending
31 in a recitation of the Pledge of Allegiance.
32

33
34 **2. ROLL CALL**
35

36 Commissioner Debbie Kilfoy	Present
37 Commissioner Teresa Young	Present
38 Commissioner Hazel Dameron	Present
39 Commissioner Tom Wilson	Present
40 Commissioner Georgina Chavez	Present
41 Commissioner Cipriano Montoya	Present
42 Commissioner Robert Satriana	Present

43
44 A quorum was present.
45
46
47

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46

3. APPROVAL OF AGENDA

The Chairman asked if all Commissioners had reviewed the Agenda, and asked if there were any changes to propose. Item F had a typo; it was an application for Preliminary Plat only. Not Preliminary/Final as the agenda stated. Commissioner Chavez would like to add an item to Discussions, after all action items have been heard.

The Chairman entertained a motion to approve the Agenda with corrections. Commissioner Montoya so moved. Commissioner Young seconded the motion. All voted aye. The motion was carried.

4. APPROVAL OF MINUTES

The Minutes for April 8, 2008 were submitted for approval. Chairman Young called for corrections. Proposed corrections were: Page 2, Line 45, eliminate “the”; Page 3, Line 44, eliminate “is”; Page 3, Line 45 eliminate “y” at the end of Part; Page 4, Line 8 Captialize “a” in Alpha.

The Chairman entertained a motion to approve the minutes of May 6, 2008 as amended. Commissioner Dameron so moved. Commissioner Wilson seconded the motion. All voted aye. The motion was carried.

5. REPORTS

a) **Next Meeting**

Mr. Moe informed the Commission that their next regular meeting was scheduled for July 8, 2008 all Commissioners voiced their assent.

6. ACTION ITEMS

a) **Zoning Permit & MainStreet Development Review – Building Remodel (Orlando Lucero):** Applicant requests approval of a Zoning Permit and MainStreet Development Review for Building Re-Model at the property located at 996 Camino Del Pueblo.

The Chairman introduced the item to the Commission, and asked the applicant to present their request. Mr. Lucero described the nature of his request for Zoning

1 Permit and Mainstreet Development Review for front facade at his property on
2 Camino Del Pueblo. he stated that he had obtained design assistance from
3 Mainstreet Project a few years ago and then was able to make the changes and
4 was now in a position to make the changes to the front façade. He also made a
5 few changes there would be no side gate/wall on the north side and he will be
6 eliminating the half wall to the south. A brief general discussion by the
7 Commission ensued.

8
9 The Chairman entertained a motion. Commissioner Chavez motioned to approve
10 with changes (wall and gate eliminations). Commissioners Young seconded the
11 motion. All voted aye. The motion was carried.

12
13
14 b) **Conditional Use Permit –Home Based Business- Office (STC Enterprises, Inc.-Partick St.**
15 **Cin, agent):** Applicant requests approval of a Conditional Use Permit for a Home Based
16 Business, Office, at the property located at 434 Avenida C’De Baca.

17
18 The Chairman introduced the item to the Commission, and asked the applicant to
19 present their request. No one was present to represent the application. A brief
20 general discussion by the Commission ensued.

21
22 The Chairman entertained a motion. The Chairman motioned to Table the item
23 until some one is available to represent the application. All voted aye. The Motion
24 was tabled due to lack of representation.

25
26
27 c) **Conditional Use Permit – Home Based Business- Photography (Kimber Richardson):**
28 Applicant requests approval of a Conditional Use Permit for a Home Based Business,
29 Photography, at the property located at 161 W. Avenida Bernalillo.

30
31 The Chairman introduced the item to the Commission, and asked the applicant to
32 present their request. No one was present to represent the application. A brief
33 general discussion by the Commission ensued.

34
35 The Chairman entertained a motion. The Chairman motioned to Table the item
36 until some one is available to represent the application. All voted aye. The Motion
37 was tabled due to lack of representation.

38
39 d) **Conditional Use Permit – Warehouse/Light Manufacturing Business (Advanced**
40 **Composite Structures, LLC – Pete Vredenburg, agent):** Applicant requests approval of a
41 Conditional Use Permit for a Warehouse/Light Manufacturing Business at the property
42 located at 850 S. Hill Road.

43
44 The Chairman introduced the item to the Commission, and asked the applicant to
45 present their request. Mr. Vredenburg briefly described the nature of his request.
46 He explained that this was a 2nd business location and just for assembly not actual
47 manufacturing. The property had major drainage problems and those have since
48 been taken care of and in general the sit has had major improvements. The plan to

1 work with neighbors and control noise and traffic as it pertains to their business.
2 A brief general discussion by the Commission ensued. The Commission was
3 concerned about the amount of traffic and hours of traffic and operation. The
4 applicant assured them these issues would be handled appropriately.
5

6 The Chairman entertained a motion. Commissioner Wilson motioned to approve.
7 Commissioner Young seconded the motion. All voted aye. The Motion was
8 carried.
9

- 10 e) **Summary Plat – Re-Plat-Tract A-2-A, C’De Baca Casitas** (Nick C’De Baca – Precision
11 Surveys, agent): Applicant requests approval of a Summary Plat for a Re-Plat of Tract A-2-A,
12 C’De Baca Casitas.
13

14 The Chairman introduced the item to the Commission, and asked the applicant to
15 present their request. An agent from Precision Surveys represented their request.
16 They were proposing to correct a misfiled plat for the subdivision. They were just
17 proposing to combine three smaller lots into one to satisfy the requirements of the
18 town. A brief general discussion by the Commission ensued.
19

20 The Chairman entertained a motion. Commissioner Wilson motioned to approve.
21 Commissioner Chavez seconded the motion. All voted aye. The Motion was
22 carried.
23

- 24 f) **Preliminary Plat – “Campo Escondido”** (Parimo, LLC-Matthew Rimmer/JR Montalvo,
25 agent): Applicant request approval of a Preliminary Plat for a 16 lot Zero-Lot Line Subdivision
26 of Tracts A, Lands of Jaramillo-Dalton on the property known as 171 Call Del Escuela.
27

28 The Chairman introduced the item to the Commission, and asked the applicant to
29 present their request. Mr. Montalvo, the applicant’s agent, briefly described the
30 nature of their request. They had come before the commission previously and had
31 been granted a Zone Change. They would now like to proceed with their
32 development and are asking for Preliminary Plat approval. They were tabled at
33 the last months meeting because there were a few issues that the Commission was
34 concerned with. A brief general discussion by the Commission ensued. Several of
35 the neighbors had concerns about the technical process, including the set up and
36 operation of the Homeowner’s Association. A brief general discussion by the
37 Commission ensued. After a lengthy discussion about the subdivision and all the
38 surrounding neighbors concerns as well as those of the Commission they agreed
39 that the requirements for preliminary plat had been met.
40

41 The Chairman entertained a motion. Commissioner Wilson motioned to approve
42 with the requirement that the initial homeowner’s fee be \$2,000 instead of \$1,000.
43 There was no second for the motion, motion dies. The Chairman entertained
44 another motion. Commissioner Montoya motion to approve the Preliminary Plat
45 with the following conditions: the developers comply with the recommendations
46 by staff. Commissioner Chavez seconded the motion. A roll call vote was taken:
47 Kilfoy-aye, Young-nay, Dameron-aye, Wilson-aye, Chavez-aye, Montoya-aye,
48 Satriana-aye. The motion was carried.

1
2
3
4
5
6
7
8
9
10

7. DISCUSSION ITEMS

Discussion items were presented and a general discussion by the commission ensued.

8. ADJOURNMENT

The Chairman entertained a motion to adjourn. All voted aye. Motion carried and meeting adjourned at 8:05pm.