

**Santa Fe County Development Review Committee**  
County Commission Chambers  
County Administration Building  
**Regular Meeting**

**February 19, 2015 at 4:00 PM**

*Please turn off Cellular Phones during the meeting.*

## *Amended Agenda*

- I. Call to Order
- II. Roll Call
- III. Pledge Of Allegiance
- IV. Election Of Chair And Vice Chair
- V. Approval of Agenda
  - A. **Amendments**
  - B. **Tabled Or Withdrawn Items**
- VI. Approval of Minutes
  - A. Approval of December 18, 2014 Regular Meeting Minutes
- VII. Consent Calendar: Final Order
  - A. CDRC CASE # FDP 14-5390 Glorieta Fire Station Final Development Plan. Santa Fe County (Applicant), Riskin Associates Architecture (Marci Riskin), Agent, Requested Final Development Plan Approval For An Unmanned Fire Station On 1.52 Acres. The Proposed 3,140 Square Foot Fire Station Will Consist Of 3 Apparatus Bays And An Administration Area (Restrooms, Office, Classroom And Storage). The Property Is Located At 366 Old Denver Highway In Glorieta, East Of Leadville Lane, Within Section 1, Township 15 North, Range 11 East (Commission District 4). (Approved 5-0), Vicente Archuleta.
  - B. CDRC CASE # FDP 14-5280 Romero Park Improvements Phase I. Santa Fe County, Applicant, Requested Final Development Plan Approval To Allow Improvements To The Existing Park, Formerly Known As Agua Fria Park. The Property Is Located On Caja Del Rio Grant Road (County Road 62), Within Section 31, Township 17 North, Range 9 East, (Commission District 2). (Approved 4-0), Jose E. Larrañaga.
  - C. CDRC CASE # PDP/FDP 14-5011 31 Bonanza Creek. Leslie Moody And Mitchell Ackerman, Applicants, Jenkinsgavin, Agents, Requested Preliminary And Final Development Plan Approval To Allow A Bed And Breakfast Within An Existing Residence On 9.94 Acres. The Property Is Located On The West Side Of Highway 14 Off Bonanza Creek Road (County Road 45), Within Section 26, Township 15 North, Range 8 East (Commission District 5). (Approved 4-0), Jose E. Larrañaga.

**VIII. New Business**

- A. CDRC CASE # V/ZA/S 10-5352 Rio Santa Fe Business Park. Peña Blanca Partnership, Applicant, Jim Siebert, Agent, Request A Master Plan Zoning Amendment To An Existing Zoning Approval And Preliminary And Final Plat And Development Plan Approval To Create Four (4) Commercial Lots On A 34.44 ± Acre Parcel To Be Utilized As A Commercial/Industrial Use. The Applicant Also Requests A Variance To Allow A Cul-De-Sac (Dead End Road) To Exceed 500 Feet In Length. The Property Is Located At 54 Colony Drive, North West Of N.M. 599, North Of Paseo De River, Within Section 10, Township 16 North, Range 8 East, (Commission District 2). Jose E. Larrañaga, Case Manager.**
- B. CDRC CASE # Z/DP/V 14-5430 Ernest Luna Variance. Ernest Luna, Applicant, Requests A Variance, Of Article III, Section 4.4.4.c Development And Design Standards Of The Land Development Code, To Allow A Water Storage Tank To Be Constructed At Sixty-Six (66) Feet In Height For The Greater Glorieta MDWCA On 10.82-Acres. The Property Is Located At 65 La Joya Road Within The Traditional Community Of Glorieta, Within Section 2, Township 15 North, Range 11 East, (Commission District 4). John M. Salazar, Case Manager. (TABLED)**
- C. CDRC CASE # Z/DP 14-5440 Mariposa/Hillside. Mariposa Incorporated, Applicant, Tisha Sjostrand, Agent, Request A Master Plan Amendment To An Existing Zoning Approval And Preliminary And Final Development Plan For The Expansion Of Allowable Uses On A Commercial Property On 5.99 Acres. The Property Is Located At 86B Old Las Vegas Highway, Within Section 7, Township 16 North, Range 10 East, (Commission District 4). John Lovato, Case Manager**
- D. CDRC CASE # V 14-5500 Virginia Gould & Lauri Hakola Variance. Virginia Gould And Lauri Hakola, Applicants, Request A Variance Of Article III, § 10 (Lot Size Requirements) Of The Land Development Code, To Allow a Land Division Of 20 Acres Into Two Lots. The Property Is Located At 106 Old Cononcito Road, Within Section 12, Township 15 North, Range 10 East, (Commission District 4). John Lovato, Case Manager.**
- E. CDRC CASE # V 14-5330 Francisco and Arlene Tercero Variance. Francisco And Arlene Tercero, Applicants And The Amarante Romero Trust (Arlene Tercero, Trustee), Applicant, Request A Variance Of Ordinance No. 2007-2 (Village Of Agua Fria Zoning District), Section 10.6 (Density And Dimensional Standards) To Allow A Small Lot Family Transfer Of 1.53 Acres (Frank And Arlene Tercero Parcel) Into Two Lots, Each Consisting Of 0.75 Acres More Or Less And Approval Of An Additional Small Lot Family Transfer On The Adjacent 2.549 Acre Lot (Amarante And Emma Romero Parcel) To Create 2 Lots, Each Consisting Of 1.25 Acres More Or Less. The Applicants Also Request A Variance Of Article V, Section 8.2.1c (Local Roads) And Article III, Section 2.4.2b 3 (A)(1) (Roads And Access) Of The Land Development Code To Serve The 4 Proposed Lots And One Existing Lot, For A Total Of Five Lots. The Road That Services The Properties (Calle De Quiquido) Does Not Meet The Specifications Of Local Lane, Place Or Cul-De-Sac Roads Being That The Road**

**Is Too Narrow And Does Not Have Adequate Drainage Control Necessary To Insure Adequate Access For Emergency Vehicles. The Properties Are Located At 1443 And 1645 Calle De Quiquido, Within Section 32, Township 17 North, Range 9 East (Commission District 2). Miguel “Mike” Romero, Case Manager. (TABLED)**

**F. CDRC CASE # V/Z 14-5490 Saleh Master Plan. Senemar, LLC, Applicant, Design Enginuity, Agent, Request Master Plan Approval In Conformance With The Community College District Ordinance To Allow A Phased Mixed Use Development On A 64 Acre ± Site. The Applicant Also Requests A Variance Of Ordinance No. 2000-12, Section 6.E.3.C) To Allow A No-Outlet Roadway To Exceed 300 Feet And A Variance Of Ordinance No. 2000-12, Section 6.7 Road Design Standards. The Site Will Take Access Off Of Richards Avenue. And Is Located On The South Side Of I-25 And East Of Richards Avenue, Within Section 16, Township 16 North, Range 9 East (Commission District 5). Jose E. Larrañaga, Case Manager.**

**G. CDRC CASE # APP 13-5062 Robert and Bernadette Anaya Appeal. Robert And Bernadette Anaya, Applicants, Joseph Karnes (Sommer, Karnes & Associates, LLP), Agent, Are Appealing The Land Use Administrators Decision To Reject A Submittal For Master Plan, Preliminary And Final Development Plan As It Was Deemed Untimely. The Property Is Located At 2253 Ben Lane, Within Section 31, Township 17 North, Range 9 East, (Commission District 2). Jose E. Larrañaga, Case Manager. (TABLED)**

**H. Petitions From The Floor**

**I. Communications From The Committee**

**J. Communications From The Attorney**

**K. Matters From The Land Use Staff**

**L. Next CDRC Regular Meeting: March 19, 2015**

**M. Adjournment**

*The County of Santa Fe makes every practical effort to assure that its meetings and programs are accessible to people with disabilities. Individuals with disabilities should contact Santa Fe County at 986-6225 in advance to discuss any special needs (e.g., interpreters for the hearing impaired or readers for the sight impaired).*