

SANTA FE COUNTY

AMENDED CDRC AGENDA

REGULARLY SCHEDULED MEETING OF THE SANTA FE COUNTY COMMISSION
COUNTY DEVELOPMENT REVIEW COMMITTEE CHAMBERS, OLD SANTA FE
THURSDAY JULY 20, 2006 COUNTY COURTHOUSE
AT THE HOUR OF 4:00 p.m. SANTA FE, NEW MEXICO

- A) ROLL CALL
- B) PLEDGE OF ALLEGIANCE
- C) APPROVAL OF AGENDA
- D) APPROVAL OF MINUTES

June 15, 2006

- E) LAND USE ITEMS

CONSENT CALENDAR:

FINDING OF FACT:

- 1) CDRC Case DP 06-5070 Wee Wonders Development Plan (Approved)

NEW BUSINESS:

- 1) **CDRC CASE # DP 06-5370 New Cingular Wireless Cell Tower.** New Cingular Wireless, applicant, Kim Wood, agent, requests Development Plan approval for a new Wireless Communication Facility to allow a 36 foot stealth mount cell tower on an existing water tank on 0.014 acres of leased area. The property is located at 14 Secluded Trail, in Edgewood, within Section 18, Township 10 North, Range 7 East, (Commission District 3). **Jan Daniels, Case Planner**
- 2) **CDRC CASE # MIS 06-5320 Ernest Garcia Permit Renewal.** Ernest Garcia, applicant, requests renewal of a temporary permit to allow two homes on 9.96-acres granted by the Board of County Commissioners on March 27, 2003. The property is located at 14b Vista Alandra, within Section 25, Township 15 North, Range 8 East (Commission District 5). **Jonathan Salazar, Case planner**
- 3) **CDRC CASE # DP 06-5071 Wee Wonders Development Plan Amendment.** Wee Wonders, applicant, Germaine Chappelle, agent request a Preliminary and Final

Development Plan amendment to the previously approved Wee Wonders Preschool to allow a water connection to the Eldorado Water and Sanitation District rather than having an on-site well, and to allow the temporary use of a modular building until such time that the previously approved structures are built. The property is located within the 285 South Highway Corridor Zoning District on the corner of US 285 and Camino Valle in Eldorado, within Section 9 & 10, Township 15 North, Range 10 East (Commission District 5). **Vicki Lucero, Case planner**

- 4) **CDRC CASE # MIS 06-5310 Kristen Bell Accessory Structure.** Kristen Bell, applicant, requests approval of a 3,300 square foot accessory structure to be used as a barn on 30-acres. The property is located at 180 Ranch Rd., within Section 27, Township 15, North, Range 10 East, (Commission District 5). **Jonathan Salazar, Case planner**

- 5) **CDRC CASE # DP 06-5100 Melody Ranch Preschool Master Plan/Development Plan.** Walter Kaufman, applicant, Brenda Wittner, agent, requests Preliminary and Final Development Plan approval for a Community Service Facility for the Melody Ranch Preschool which will consist of 12-students in an existing 2,500 square foot structure on 9.43-acres. The property is located on 17 Camino Piñon near the intersection of U.S. 285 and Camino Valle, within Section 9, Township 15 North, Range 10 East (Commission District 4.) **Shelley Cobau, case planner. (TABLED).**

- 6) **CDRC CASE # V 06-5250 Esequiel Salazar Variance.** Esequiel Salazar, applicant, requests a variance of Article III Section 10 (lot size requirements) of the Land Development Code to allow a land division of 1.25-acres into two lots. The property is located at 18102 US 84/285, in Pojoaque, within Section 6, Township 19 North, Range 9 East (Commission District 1). **Jonathan Salazar, Case planner.**

- 7) **CDRC CASE # Z 06-5030 The Village at Galisteo Basin Preserve.** Commonweal Conservancy Inc., applicant, Ted Harrison, agent, request Master Plan Zoning approval for a mixed use development consisting of 965 residential units, up to 90,000 sq. ft. of commercial space, and up to 85,000 sq. ft. of civic space as well as open space, parks, and trails on 5,080 acres. The property is located south of Eldorado, west of US 285, within Sections 1 & 3, Township 14 North, Range 9 East; Sections 5 & 6, Township 14 North, Range 10 East; Sections 34, 35 & 36, Township 15 North, Range 9 East; and Sections 30 & 31, Township 15 North, Range 10 East (Commission District 3). **Vicki Lucero, Case planner**

- 8) **CDRC CASE # MIS 06-5340 La Luz Group, LLC. Length of Cul-de-sac.** La Luz Group, LLC, applicant, requests approval of Article V Section 8.2.1.d (Cul-de-sacs) of the Land Development Code to allow the length of a cul-de-sac to exceed 500' feet in length. The property is located at Camino Luz Ortiz, within Section 15, Township 18 North, Range 8 East. (Commission District 2). **Jonathan Salazar, Case planner**

- 9) **CDRC CASE # DP 06-5360 New Cingular Wireless Cell Tower.** New Cingular Wireless, applicant, Kim Wood, agent, request Development Plan approval for a new Wireless Communication Facility to allow a 36' stealth light pole cell tower on 0.037-acres of leased area. The property is located at 284 Frost Road in Edgewood within Section 33, Township 11 North, Range 7 East, (Commission District 3). **Jan Daniels, Case Planner**
- 10) **CDRC CASE # MIS 06-5230 Tony Sisneros Permit Renewel.** Tony Sisneros, applicant, requests renewal of a temporary permit to allow three homes on 3-acres granted by the Board of County Commissioners on April 9, 2002. The property is located at 09A Calle Corrado, within Section 25, Township 12 North, Range 8 East (Commission District 3). **Jonathan Salazar, case planner**
- 11) **CDRC CASE # S/V 06-5240 Freedance LLC, Clifs at Padre Springs Subdivision.** Freedance LLC, (Bob Sherwin President) applicant, Scott Hoeft, agent, request Preliminary and Final Development Plan and Plat approval for a 24-lot residential subdivision on 417-acres. This request includes a variance of Article V, Section 8.2.1(c) Local Roads; to allow a local sub collector road to have less than the Code required two 12' foot driving lanes with a six (6) inch minimum surface thickness of crushed gravel base course. The application also includes a cul-de-sac in excess of 500' feet in length. The property is located 5-miles southwest of the Village of Pecos, south of I-25 on Glory Lane, within Sections 1, 11 & 12, Township 15 North, Range 11 East (Commission District 4). **Shelley Cobau, Case Planner.**
- 12) **CDRC CASE # MIS 06-5300 Patricia Conoway Accessory Structure.** Patricia Conoway, applicant, requests approval of a 2,300 square foot accessory structure to be used as a barn on 52-acres. The property is located at 151 Wagon Trail Rd., within Section 8 and 9, Township 13, North, Range 8 East, (Commission District 3). **Jonathan Salazar, Case planner**
- 13) **CDRC CASE # DP 06-5380 New Cingular Wireless Cell Tower.** New Cingular Wireless, applicant, Janice Manley, agent requests Development Plan approval for a new Wireless Communication Facility to allow a 36' stealth Monopine cell tower on 0.013 acres of leased area. This request also includes a variance of Ordinance No. 1998-15 to allow 600' of utility line to be placed above ground. The property is located at 12 C Icehouse Road in the Traditional Historic Community of Madrid, within Section 25, Township 14 North, Range 7 East, (Commission District 3). **Jan Daniels, Case Planner**
- 14) **CDRC CASE # V 06-5330 David Ita Variance.** David Ita, applicant, requests a variance of Santa Fe County Ordinance No. 2000- 01 (height standards for walls and fences for residential uses) to allow a 12' wall exceeding the maximum allowable height of 8'. The property is located at 19-6 Pueblo Garcia, within Section 26,

Township 16 North, Range 8 East (Commission District 5). **Jonathan Salazar, Case planner**

F) COMMUNICATIONS FROM THE COMMITTEE

G) PETITIONS FROM THE FLOOR

H) COMMUNICATIONS FROM THE ATTORNEY

I) MATTERS FROM THE LAND USE STAFF

J) ADJOURNMENT

PUBLIC NOTICE

The County of Santa Fe makes every effort to assure that its meetings and programs are accessible by the physically challenged. Physically challenged individuals should contact the Land Use Department three working days prior to the hearing to discuss any special needs of the physically challenged individual (e.g., interpreters for the deaf or readers for the blind).