



Village of Corrales

Planning & Zoning Department
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PLANNING AND ZONING COMMISSION

Date of Meeting: 17th August 2011, Wednesday, 6:30 p.m.

Location of Meeting: Council Chambers

AGENDA

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF AGENDA

IV. APPROVAL OF MINUTES

Regular Meeting of July 20th, 2011

Work Study Session of August 3rd, 2011

V. COMMISSIONERS' FORUM

VI. PZA REPORT

VII. BUSINESS ITEMS:

- a. **Consent Agenda (Home Occupation Permits):** ****All matters listed under the Consent Agenda are considered to be routine by the P&Z Commission and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will consider separately.****

1. **ZOC-11-26. Jeanette Weiler, 504 Old Church Road**, more specifically known as Lot 1, Lands of Felipe Lucero, Sr. Subdivision, comprised of some 0.99 of an acre more or less, is requesting a home occupation permit for a home-based business providing billing, coding and management solutions for medical applications, dba, "Physician's Lifeline" using some 100 square feet of a 1,800 square foot residence.

~~2. **ZOC-11-29. Steven A. Komadina, M.D., 475 Corrales del Norte**, more specifically known as Lot numbered Twenty-two (22),** of the Corrales de Norte Addition, a subdivision within the Town of Alameda Land Grant, Sandoval County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Sandoval County,~~

~~New Mexico on January 7, 1983, ... and Lots 16 and 17, comprising some 7.5 5.5 acres more or less, is requesting a home occupation permit for a home based business providing medical care and consultation, dba "Health Horizons" (Sundancer of NM, Inc.), using some 1,000 square feet of an approximately 3,000* square foot accessory structure. The residence, which is not being used in this business, is some 7,400 square feet in area.
*Estimate of the PZA.~~

~~** The structure proposed to be used as a medical facility is not located on Lot 22; it straddles the boundary of Lot 16 and 17. There are other structures built across the boundaries of several lots in this development.—Dr. Komadina withdrew his application by email communication with the PZA on August 9th; the item will not be heard.~~

b. Business Items:

- 1. SDP-11-03. Consuela Osborne, AIA, representing Sammy Ciling, Nast Investments, Inc., 44600 Calamar Road, Temecula, California 92590, regarding 331 Academy Drive, more specifically known as Lot "BB", a re-plat of Trs. 41-B, 43-B, and 43-C, Lands of the Texico Conference Association of Seventh-Day Adventists, comprising some 2.0 acres more or less, is requesting a Site Development Plan for existing development zoned C Neighborhood Commercial and Service. Representative Osborne requested a postponement to a future meeting in order to complete the terrain and storm water management plan as required. Postponed to a future hearing due to the requirement to obtain PNM design and approval for relocation of power pole(s), guide wires, and other matters pertaining to PNM jurisdiction. **Postponed to a future date while applicant waits to receive design and approval from PNM for moving electrical utilities.****
- 2. SUM-11-06. Sam Griego, Jr., 1612 Isleta Blvd. SW, Albuquerque, NM 87105, more specifically known as Lot 10-A, Casino del Pais Subdivision, comprising some 4.0 acres more or less, is requesting a summary plat subdivision (lot split).**
- 3. VAR-11-02. Joe M Sanchez, 265 Ranchitos Road, Corrales, NM 87048, more specifically known as Lot 22 Chaparral Tracts, Lot B, Chaparral Grande, Tracts 134C1C2C, 135D1C2C, and Port. Tract 135B1E2C, and 135B1E2C, MRGCD Map No. 18, comprising some 1.9816 acres more or less, is requesting a **Variance** as to lot size to create two (2) lots of some 0.9908 of an acre each, where there are now five tracts/lots.**
- 4. SUM-11-05. Joe M Sanchez, 265 Ranchitos Road, Corrales, NM 87048, more specifically known as Lot 22 Chaparral Tracts, Lot B, Chaparral Grande, Tracts 134C1C2C, 135D1C2C, and Port. Tract 135B1E2C, and 135B1E2C, MRGCD Map No. 18, comprising some 1.9816 acres more or**

