

TORRANCE COUNTY PLANNING & ZONING BOARD

AGENDA

Commission Chambers Administrative Offices 205 S 9th Street Estancia New Mexico 87016

REGULAR MEETING

July 6, 2022

The public may attend via teleconference by dialing 505-544-4339 and entering conference id 546375. Please make comment only during the comment phase of each item, see meeting format. Please be courteous to other callers by not attempting to speak while others comment. Everyone who wishes to comment will be given the opportunity to do so.

CALL TO ORDER: 9:30 a.m.
Pledge of Allegiance

Board Business: **Nomination and Election of Chairman Planning & Zoning Board**

Public Comment Speakers limited to 2 minutes-time may not be donated to another
Approval of Agenda Approval of Agenda for July 6, 2022 meeting
Approval of Minutes: Approval of Minutes for June 1, 2022 meeting
Approval of Minutes for June 6, 2022 meeting

ACTION ITEMS:

Old Business: Deferred from May 4, 2022

1. Variance: To area, create a lot smaller than RR zone standards

Applicant: Charles Miller
Agent: Self
Site: Lot 51, Unit 2, Indian Hills subdivision, being 206 Indian Hills
Zone: RR, Rural Residential, 2.5 acre minimum

Regular Business

2. Claim of Exemption #7: Lot Line Adjustment

Applicant: Nemco, LLC
Agent: Oden & Associates, Chris Benson
Site: Tract A and Tract C-R in the NW4, Section 6, T.9N., R.8E., NMPM
Zone: D-2, Major Commercial Development

3. Claim of Exemption #7: Lot Line Adjustment

Applicant: Larry Hicks
Agent: Parallax Consultants, Kevin Daly
Site: Located in Section 29 & 30, T.4N., R.7E., NMPM
Zone: RR, Rural Residential, 2.5 acre minimum

4. Claim of Exemption #5: Court Ordered Land Division (East Tract)

Applicant: Peter Muller
Agent: East Mountain Survey, Lorenzo Dominguez
Site: Lying and being situate within Sections 10 & 15, T.9N., R.7E., NMPM
Zone: RR, Rural Residential, 2.5 acre minimum

5. Claim of Exemption #5: Court Ordered Land Division (West Tract)

Applicant: Peter Muller
Agent: East Mountain Survey, Lorenzo Dominguez
Site: Lying and being situate within Section 9, T.9N., R.7E., NMPM
Zone: RR, Rural Residential, 2.5 acre minimum

6. Claim of Exemption #13: 5 Year Land Division

Applicant: Teresita Chacon
Agent: East Mountain Survey, Lorenzo Dominguez
Site: Lying and being situate within Section 17, T.5N., R.8E., NMPM
Zone: AP-5, Agricultural Preservation, 5 acre minimum

7. Conditional Use permit: Commercial Greenhouse operation

Applicant: Manuel Mendoza
Agent: Jazzmond Romero
Site: Lands of Carrejo Tract A-2 & Tract A-1-B-1 located in NW4,NW4, Section 24, T.8E., R.8N., NMPM
Zone: RR, Rural Residential, 2.5 acre minimum

8. Claim of Exemption #7: Lot Line Adjustment

Applicant: SK Ranch, LLC, Spindle Land & Cattle, LLC & LBC Company, LLC
Agent: Bill King (Self)
Site: Located within Section 6, T.9E., R.9N., NMPM
Zone: D-1, Minor Commercial Development, RR, Rural Residential, 2.5 acre minimum

Public Hearing

9. Special Use: Fuel Wholesalers and Liquid Fuel Storage

Applicant: Alamos Terminal LLC
Agent: Burrell E. Barnes III
Site: Located within Section 6, T.9E., R.9N., NMPM
Zone: D-1, Minor Commercial Development, RR, Rural Residential, 2.5 acre minimum

DISCUSSION ITEMS: None

Pursuant to New Mexico State Statute Section 10-15-1 through 10-15-4 (NMSA 1978), these issues can be addressed in general. No decision can be rendered at this meeting.

EXECUTIVE SESSION:

As per motion and roll call vote, pursuant to New Mexico state statute section 10-15-1, the following matters will be discussed in closed session

ADJOURN:

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any other form of auxiliary aid or service to attend or participate in the hearing or meetings, please contact the Torrance County Manager's Office at 205 9th Street, Room 24, Estancia, NM 87016 (505) 544-4700 at least one week prior to the meeting or as soon as possible. Public documents, including the agendas and minutes, can be provided in various accessible formats. Please contact the Torrance County Clerk's Office at 205 9th Street, Room 1, Estancia, NM 87016 (505) 544-4350 if a summary or other type of accessible format is needed.

MEETING FORMAT

All those presenting before the Board must be sworn in.

1. Each item will be introduced either by Staff or by the Applicant.
2. The Applicant may then address the item.
3. The Chairman will then give those in favor of the item an opportunity to speak.
4. The Chairman will then give those in opposition to the item an opportunity to speak.
5. The Chairman may then allow limited questions and/or discussion from the floor.
6. The Applicant shall have the opportunity to rebut.
7. The item will be "brought to the table". All discussion and/or debate is terminated except for questions, comments, or discussion initiated by Board Members.
8. The Board will vote for or against the item and the findings will be announced.
Please note that if any Planning & Zoning Board members are attending via teleconference all votes will be by roll call.
9. Any other information needed on a given item can be obtained from the Planning & Zoning Office after the meeting has adjourned.