



**VILLAGE OF BOSQUE FARMS
PLANNING & ZONING COMMISSION
MINUTES OF THE REGULAR MEETING
DECEMBER 4, 2017**

1. RESIDENTS TO ADDRESS COMMISSION ON NON-AGENDA ITEMS

None.

2. CALL TO ORDER

Chairwoman Eastman called the meeting to order at 6:00 p.m.

3. ROLL CALL

Present were Chairwoman Eastman, Commissioners Karen McAda, Carl Hulsey and Dan Garrison as well as Planning & Zoning Administrator Loretta K. Hatch. Commissioner Robert Morgan was not in attendance.

4. PLEDGE OF ALLEGIANCE

Commissioner Hulsey led the Pledge of Allegiance.

5. APPROVAL OF AGENDA

Commissioner Garrison moved to **APPROVE** the Agenda for the December 4, 2017 Regular Meeting of the Planning & Zoning Commission with the amendment that items A and B under New Business be switched in order. Commissioner Hulsey seconded. **Motion carried unanimously.**

6. APPROVAL OF THE MINUTES

November 6, 2017 Regular meeting of the Planning & Zoning Commission

Commissioner Garrison moved to **APPROVE** the minutes of the November 6, 2017 Regular meeting of the Planning & Zoning Commission. Commissioner Hulsey seconded. **Motion carried unanimously.**

7. NEW BUSINESS

1
2 **A. Request for a Variance as per Ordinance 10-1-16 by Eduardo Silverio-**
3 **Sanchez and Karen Silverio for the purpose of allowing tires to be stored**
4 **within a six foot visual barrier fence rather than within an enclosed building**
5 **as per 10-1-11.E(10) at 2290 Bosque Farms Blvd., Bosque Farms, NM 87068.**
6

7 Sworn in:

8 Eduardo Silverio-Sanchez-Applicant-2290 Bosque Farms Blvd., Bosque Farms, NM
9 87068

10 Karen Silverio-Owner-2290 Bosque Farms Blvd., Bosque Farms, NM 87068.
11

12 Discussion regarding site development at 2290 Bosque Farms Blvd. including:

13 Building of visual barrier fencing

14 Location of fencing-see attached

15 Fencing materials-most likely to be cinder block

16 Time frame to complete project
17

18 Motion made by Commissioner McAda to **RECOMMEND APPROVAL** of the
19 request for a Variance as per Ordinance 10-1-16 by Eduardo Silverio-Sanchez and
20 Karen Silverio for the purpose of allowing tires to be stored within a six foot visual
21 barrier fence rather than within an enclosed building as per 10-1-11.E(10) at 2290
22 Bosque Farms Blvd. due to the unusual nature and shape of the lot with a time limit of
23 six months for construction of the fence and ensure that the gate is a six foot visual
24 barrier as well to the Council. Commissioner Hulsey seconded. Commissioner McAda
25 moved to amended her motion to allow a time frame of four months from the date of
26 the Council meeting at which it will be heard. Commissioner Hulsey seconded.
27 Commission unanimously approved of amendment. Commission voted unanimously
28 to recommendation approval of Variance request to the Council.
29

30 **B. Request for a Conditional Use Permit as per Ordinance 10-1-9.C(2) by**
31 **Ramon Munoz for the purpose of allowing the use of a recreational vehicle as**
32 **a temporary dwelling unit during construction of a standard dwelling unit at**
33 **1640 Alpine Ln., Bosque Farms, NM 87068**
34

35 Sworn in:

36 Ramon Munoz- Owner/Applicant-1640 Alpine Ln., Bosque Farms, NM 87068.
37

38 Discussion regarding site development schedule for 1640 Alpine Ln., Bosque Farms,
39 NM 87068.
40

41 Motion made by Commissioner McAda to **APPROVE** the request for a Conditional
42 Use Permit as per Ordinance 10-1-9.C(2) by Ramon Munoz for the purpose of
43 allowing the use of a recreational vehicle as a temporary dwelling unit during
44 construction of a standard dwelling unit at 1640 Alpine Ln., Bosque Farms, NM
45 87068 for a period not longer than one year. Seconded by Commissioner Hulsey.
46 **Motion carried unanimously.**
47

48 **8. OLD BUSINESS**
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1 **A. Consideration of Publication of Amendments to the Village of Bosque Farms**
2 **10-1 Comprehensive Zoning Ordinance.**

3
4 Discussion regarding proposed changes as follows:

5
6 10-1-11D(15) RV and Boat Storage facilities, provided that:

- 7 (a) A solid fence to provide a visual barrier at least six feet high, as defined in § 10-1-
- 8 4, shall be erected and maintained between the activity and any contiguous
- 9 residential zone districts;
- 10 (b) Each storage space shall require, at a minimum, the length and width of the item to
- 11 be stored plus a two-foot access aisle around the perimeter of the item;
- 12 (c) Service of vehicles on site shall be limited to light repair. (See the definition of
- 13 “vehicle repair, light” in § 10-1-4);
- 14 (d) The property shall be paved or surfaced with base course or gravel; and
- 15 (e) All miscellaneous materials and parts must be stored within an enclosed building.

16
17 Commission agreed to have Mrs. Hatch present proposed changes to the Council at
18 their next meeting to get their opinion before agreeing to publish them.
19

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21 **9. MONTHLY REPORT**

22
23 Mrs. Hatch gave a brief monthly report.
24

25 **10. ADJOURN**

26
27 Motion made by Commissioner Hulsey to **ADJOURN** 7:08PM. Seconded by
28 Commissioner McAda. **Motion carried unanimously.**
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30 **PASSED, APPROVED AND ADOPTED THIS 8TH DAY OF JANUARY, 2018.**

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33 ATTEST:

Sharon Eastman, P & Z Chairman

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38 _____
Loretta K. Hatch, Planning & Zoning Administrator/Officer
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