



**Planning and Zoning Board  
Meeting  
City of Rio Rancho  
AGENDA  
February 11, 2025  
6:00 PM  
City Hall**

**BOARD MEMBERS**

Scottie Richardson, District 1, Vice-Chair	Andrea Hankins, District 5
Kevin Kofchur, District 2	Lisa Hardisty, District 6
Fred Radosevich, District 3, Chair	Sal Tortorici, At-Large
Robert Gabaldon, District 4	

**MEETING INFORMATION**

This meeting will be conducted in-person and virtually, as well as, streamed live on the City of Rio Rancho website at <https://rrnm.gov/2303/Watch-and-Download-City-Meetings>.

Join by Computer: <https://us06web.zoom.us/j/85180741871?pwd=T3BISHVpWkp6d3dDRmlHd3k2VzYvUT09>

Meeting ID: 851 8074 1871

Passcode: 026819

Pursuant to the Rules of Procedure, any person wishing to address the Board related to an item listed under Public Hearings or Discussion and Deliberation, shall register in person with the designated City staff person. No more than two (2) hours in total will be allotted for comments pertaining to a specific agenda item at any meeting. A majority vote of the Board members present may approve to extend the total amount of time allotted for public input related to a specific agenda item at a meeting.

Public input can be submitted in writing to the designated City staff person prior to the date of the meeting in which the item is scheduled to be heard; however, only public input received before 4 p.m. on the day of the meeting will be entered into the record prior to the meeting.

**CALL TO ORDER AND PLEDGE OF ALLEGIANCE**

**CONSENT CALENDAR**

There will be no discussion of these items unless a Board Member so requests, in which event the item will be moved to a discussion item on the regular agenda.

1. [January 28, 2025 Planning and Zoning Board Meeting Minutes 2025-0128 PZB Minutes.docx](#)

**STAFF PRESENTATIONS, REPORTS AND COMMENTS**

2. [Planning and Zoning Monthly Building Activity Report - January 2025 2025 PZ MONTHLY COMPARISONS.pdf](#)

- 3.** [Planning and Zoning Monthly Summary Plat Report - January 2025](#)  
[Jan Summ Plat.pdf](#)

## **PUBLIC HEARINGS**

Pursuant to the Rules of Procedure, all aggrieved persons, and materially relevant witnesses sponsored by such interested persons, wishing to address the Board shall register in person or via specified communications technology/equipment with the City staff person.

- 4. Preliminary/Final Plat.** The applicant, City of Rio Rancho, requests approval of a Preliminary/Final Plat for the 15th St. SE Right of Way Reconfiguration project for the lots legally described as Unit 10, Block 22, Lots 17, 18, 19B, and Unit 10, Block 27, Lot 9A. The plat combines the four lots into two tracts and one lot, dedicates 15th St. SE, and relocates Public Utility Easements. Staff contact is Liz Ruiz Carlos and staff recommends approval with findings and conditions.

[Location, Zoning Map.pdf](#)

[Application.pdf](#)

[15th Street Plat.pdf](#)

[Unit 10 SAP\\_Existing and Proposed Roadways.pdf](#)

[Engineering Comments.pdf](#)

[Reproduction of Notices.pdf](#)

- 5. Conditional Use Permit.** The applicant, Phil Lopez, requests approval of a Conditional Use Permit for a proposed self-storage facility at the property legally described as High Range 4, Block 74, Tract A; physically located at 1523 Inca Rd SE. Staff contact is Liz Ruiz Carlos and staff recommends approval with findings and conditions.

[Location and Zoning Map.pdf](#)

[P&Z Land Use Application.pdf](#)

[Justification Letter.pdf](#)

[Site Plan and Landscape Plan.pdf](#)

[Construction Plans.pdf](#)

[Reproduction of Notices.pdf](#)

[Reviewer Comments.pdf](#)

[Findings\\_of\\_Fact\\_BMB.docx](#)

## **DISCUSSION AND DELIBERATION**

### **COMMENTS BY MEMBERS**

### **PUBLIC FORUM**

Any person wishing to address a board, commission, committee, or advisory body related to a non-agenda item shall register in person with the applicable City staff person. No more than two (2) hours in total will be allotted for public forum comments at any meeting. A majority vote of the board, commission, committee, or advisory body members present may approve to extend the total amount of time allotted for public forum at a meeting.

### **ADJOURNMENT**