



# City of Las Cruces<sup>®</sup>

## Planning and Zoning Commission Agenda

The following agenda will be considered by the Planning and Zoning Commission of the City of Las Cruces, New Mexico, at a public hearing held on June 28, 2022 beginning at 6:00 p.m. in Council Chambers at City Hall, 700 N. Main Street, Las Cruces, New Mexico.

1. Call To Order
2. Conflict Of Interest
3. Approval Of Minutes
- 3.1. April 26, 2022
  4. Postponements
  5. Public Participation
  6. Consent Agenda
  - 6.1. Sonoma Ranch North Phase 6 Subdivision Preliminary Plat

A request for a Preliminary Plat, known as Sonoma Ranch North Phase 6 Subdivision, located to the east of Sonoma Ranch Boulevard. The proposed subdivision encompasses 25.09 ± acres, is zoned R-1a/R-1b (Single-Family Medium/High Density). The Preliminary Plat proposed 62 single-family residential lots, multiple tracts of land designated for drainage and utilizes, as well as dedicating a tract of land to the City of Las Cruces for the development of a park. Council District 6 (21CS0500140)
7. Old Business
  - 7.1. 1390 Monte Vista Infill Development Request

An infill development request for an 8-unit apartment complex (4 units per lot) and associated development standard waivers. The combined property is ± .315 acres in size, zoned R-2 (Multi-Dwelling Low Density), and generally located on the south side of Monte Vista between Solano Drive and Kent Road. Council District 2. (Case # 21ZO5000139)
8. New Business
  - 8.1. 585 & 595 Melendres Street Infill Development Request

An infill development request to allow an adult day care and associated development standard waivers. The combined property is ± .437 acres in size, zoned ADO3 (Alameda Depot Overlay 3) having underlying zoning of R-1a

(Single-Family Medium Density Residential), and generally located at the southwest corner of W. Mountain Avenue and N. Melendres St. Council District 1. (Case # 22ZO5000051)

8.2. 2505 Missouri Avenue Special Use Permit Request

A special use permit (SUP) to allow for a deviation of  $\pm$  204 feet to the required 300-foot buffer distance for cannabis retail establishment to a single-family residential zoning district. The subject property is located at 2505 Missouri Avenue. The property is approximately  $\pm$  0.264 acres in size and is within Council District 3. Submitted by Keifer Payne, business owner. (Case # 22ZO1000028)

9. Discussion

10. Staff Announcements

11. Adjournment

The City of Las Cruces does not discriminate on the basis of race, religion, sex, sexual orientation, gender identity, color, ancestry, serious medical condition, national origin, age, or disability in the provision of services. The City of Las Cruces will make reasonable accommodations for a qualified individual who wishes to attend this meeting. Please notify the City Community Development Department at least 48 hours before the meeting by calling 528-3043 (voice) or 1-800-659-8331 (TTY) if accommodations are necessary. This document can be made available in alternative formats by calling the same numbers listed above.

Posted: