

AGENDA
PLANNING/ZONING COMMISSION SPECIAL SESSION
JANUARY 25, 2017

- I. STUDY SESSION TO REVIEW AND DISCUSS THE DRAFT
OF THE CITY OF CLOVIS UNIFIED DEVELOPMENT
ORDINANCE/COMPREHENSIVE ZONING CODE,
CHAPTERS AS HIGHLIGHTED

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND
ZONING COMMISSION – FEBRUARY 8, 2017 at 3:00 P.M. ASSEMBLY ROOM,
MUNICIPAL BUILDING.



AGENDA
PLANNING & ZONING COMMISSION
ASSEMBLY ROOM, BERT CABINESS GOVERNMENT CENTER
3:00 pm February 8, 2017

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of December 14, 2016 (Pages 1-7)
4. Approval of Minutes of Special Study Session, January 25, 2017

II. OLD BUSINESS

III. NEW BUSINESS

- A. ZONE CHANGE APPROVAL FROM [R] – RESIDENTIAL MULTI-FAMILY DISTRICT TO [NC-M] – NEIGHBORHOOD CONSERVATION MANUFACTURED HOME DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 7-12, BLOCK 72 OF THE CLOVIS ORIGINAL TOWNSITE ADDITION, CLOVIS, NEW MEXICO. (Address of Zone Change: 117 Calhoun Street).

Name of Applicant and Owner: Desiree D. Parraz of 1211 ½ Merriweather Street, Clovis, New Mexico 88101

Percentage of Protest: 0% (Pages 8-15)

- B. REPLAT OF LOT 19 BLOCK 3 SECOND REPLAT OF LOTS 17-19 BLOCK 3 PHEASANT RUN SUBDIVISION UNIT NO. 1, CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO.

Name of Applicant: Chad Lydick, PO Box 728, Clovis, New Mexico 88101
Name of Owner: Bob Linn of 1301 Broadway, Clovis, New Mexico, 88101
(Pages 16-22)

- C. ZONE CHANGE FROM [RS] – RESIDENTIAL SINGLE-FAMILY DISTRICT TO [MD] – MIXED DEVELOPMENT DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 1-6 & 9-12, BLOCK 12 OF THE CLOVIS

PLACE SUBDIVISION, CLOVIS, NEW MEXICO. (Address(s) of Zone Change is 516 Ash Street and 517 Hickory Street.)

Name of Applicant: Damian Houfek on behalf of Zia Holding Corporation, PO Box 1989, Clovis, New Mexico 88102.

Name of Owner: ENMRSH, Inc. and Zia Holding, PO Box 1989, Clovis, New Mexico 88102.

Percentage of Protest: 0% (Pages 23-34)

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. ADJOURNMENT

VII. STUDY SESSION

A. UPDATE CLOVIS UNIFIED DEVELOPMENT ORDINANCE

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – MARCH 8, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



AGENDA
PLANNING & ZONING COMMISSION
ASSEMBLY ROOM, BERT CABINESS GOVERNMENT CENTER
3:00 pm March 8, 2017

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of February 8, 2017 (Pages 1-7)

II. OLD BUSINESS

III. NEW BUSINESS

- A. APPROVAL OF PRELIMINARY PLAT OF THE DRAKE SUBDIVISION. A TRACT OF LAND IN THE WEST HALF OF SECTION 6 T2N R36E, N.M.P.M., CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 2 LOTS IN 0.764 ACRES OF LAND.

Name of Applicant: Chad Lydick of LYDICK ENGINEERS & SURVEYORS, 205 East Second Street, Clovis, New Mexico 88101.

Name of Owner: Hank Drake of 3200 Lew Wallace Drive, Clovis, New Mexico 88101. (Pages 8-15)

- B. REPLAT APPROVAL OF LOT 1 BLOCK 15 OF THE GATEWAY ADDITION, A TRACT OF LAND IN THE NORTHEAST QUARTER, SECTION 4 T2N R36E N.M.P.M, CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 9 LOTS IN 4.821 ACRES OF LAND.

Name of Applicant: Chad Lydick OF LYDICK ENGINEERS AND SURVEYORS, PO Box 728, Clovis, New Mexico 88101

Name of Owner: FAITH CHRISTIAN FAMILY CHURCH INC. & EDWIN PERALES, Point of Contact: Edwin Perales of 3401 North Norris, Clovis, New Mexico 88101. (Pages 16-22)

- C. PRELIMINARY PLAT APPROVAL OF FIREPRO SUBDIVISION, A TRACT OF LAND IN THE NORTHEAST QUARTER, SECTION 16, T2N R36E, N.M.P.M., CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 2 LOTS IN 2.0661 ACRES OF LAND.
(Pages 23-34)

1V. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. ADJOURNMENT

VII. STUDY SESSION

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – APRIL 12, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



**AGENDA
PLANNING & ZONING COMMISSION
NORTH ANNEX, CLOVIS CARVER LIBRARY
3:00 pm April 12, 2017**

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of March 8, 2017 (Pages 1-10)

II. OLD BUSINESS

III. NEW BUSINESS

- A. REPLAT APPROVAL OF LOTS 6-13, BLOCK 5; LOTS 6-13 BLOCK 6 & LOTS 6-9 BLOCK 7 OF LOCKHAVEN ESTATES, UNIT NO.1. A TRACT OF LAND IN SW/4 SECTION 11 T2N R35E N.M.P.M., CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 20 LOTS IN 3.256 ACRES OF LAND.

Name of Applicant: Chad Lydick of LYDICK ENGINEERS & SURVEYORS, 205 East Second Street, Clovis, New Mexico 88101.

Name of Owner: AMI CONSTRUCTION – Mr. Vincent Gallegos of 1012 W Grand Avenue, Clovis NM 88101. (Pages 11-24)

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. ADJOURNMENT

VII. STUDY SESSION

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – May 10, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 pm May 10, 2017

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of March 8, 2017 (Pages 1-5)

II. OLD BUSINESS

III. NEW BUSINESS

- A. ZONE CHANGE APPROVAL FROM [RS] - RESIDENTIAL SINGLE-FAMILY DISTRICT TO [MD] – MIXED DEVELOPMENT DISTRICT. SAID ZONE CHANGE TO INCLUDE LOT 11, BLOCK 6 OF THE GENTRY SUBDIVISION. ADDRESS OF ZONE CHANGE 2801 ROSS STREET.

Name of Owner & Applicant: Jack Muse, PO Box 5485, Clovis, NM 88101

Percent of Protest: 0%. (Pages 6-13)

- B. ZONE CHANGE APPROVAL FROM [I] – INDUSTRIAL DISTRICT TO [MD] – MIXED DEVELOPMENT DISTRICT. SAID ZONE CHANGE TO INCLUDE A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 11, T2N R35E, N.M.P.M., CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 2.276 ACRES OF LAND. ADDRESS OF ZONE CHANGE 2300 W 7TH STREET.

Name of Owner and Applicant: F. Donald & Cindy Banister of 1801 Eastridge Drive, Clovis, NM 88101.

Percent of Protest: 0%

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. ADJOURNMENT

VII. STUDY SESSION

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – June 14, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



AGENDA
PLANNING & ZONING COMMISSION SPECIAL SESSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 pm May 31, 2017

I. STUDY SESSION

REVIEW AND DISCUSS THE DRAFT OF THE CITY OF CLOVIS UNIFIED DEVELOPMENT ORDINANCE/COMPREHENSIVE ZONING CODE, CHAPTERS AS HIGHLIGHTED

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – JUNE 14, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 pm June 14, 2017

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of May 10, 2017 (Pages 1-5)
4. Approval of Minutes of May 31, 2017 – (Study Session)

II. OLD BUSINESS

III. NEW BUSINESS

- A. REPLAT APPROVAL OF LOTS 5-7, BLOCK 1, LOTS 1 & 2, BLOCK 4 OF HACHITA HILLS SUBDIVISION, UNIT NO. 3, A TRACT OF LAND IN THE NORTH HALF OF SECTION 32 T4N R36E N.M.P.M., CURRY COUNTY, NEW MEXICO. CONTAINNING 1 LOT IN 10.204 ACRES OF LAND.

Name of Applicant: Chad Lydick of LYDICK ENGINEERS & SURVEYORS, 205 E Second Street, Clovis, NM 88101

Name of Owner: Roger Pattison, PO Box 133, Taos Ski Valley, NM 87525
(Pages 6-15)

- B. ZONE CHANGE APPROVAL FROM [MD] – MIXED DEVELOPMENT DISTRICT TO [PUD-R] – PLANNED UNIT DEVELOPMENT RESIDENTIAL MULTI-FAMILY DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 6-10, BLOCK 1 OF SOL Y LOMAS ESTATES, UNIT NO. 1. SAID TRACT CONTAINS 1.543 ACRES OF LAND.

Name of Owner and Applicant: Paul Reed, 2100 Kearny Boulevard, Clovis, NM 88101.

Percent of Protest: 0% (Pages 16-41)

C. REPLAT APPROVAL OF LOTS 6-10, BLOCK 1, OF SOL Y LOMAS ESTATES, UNIT NO. 1., A TRACT OF LAND IN THE NW/4 SECTION 9, T2N R36E, N.M.P.M., CITY OF CLOVIS, CURRY COUNTY, NEW MEXICO. SAID TRACT CONTAINS 6 LOTS AND A COMMON AREA IN 1.543 ACRES OF LAND.

Name of Applicant: Chad Lydick of LYDICK ENGINEERS & SURVEYORS, PO Box 728, Clovis, NM 88101

Name of Owner: Paul Reed, 2100 Kearny Boulevard, Clovis, NM 88101
(Pages 42-57)

1V. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. ADJOURNMENT

VII. STUDY SESSION

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – July 12, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



**AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 pm July 12, 2017**

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of June 14, 2017 (Pages 1-6)

II. OLD BUSINESS

III. NEW BUSINESS

- A. ZONE CHANGE APPROVAL FROM [I] – INDUSTRIAL DISTRICT TO [MD] – MIXED DEVELOPMENT DISTRICT. SAID ZONE CHANGE TO INCLUDE A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 11, T2N R35E, N.M.P.M, CITY OF CLOVIS, CURRY COUNTY NEW MEXICO. SAID TRACT CONTAINS 1.359 ACRES OF LAND. ADDRESS OF ZONE CHANGE 2216 & 2218 W 7TH STREET.

Name of Owner and Applicant: Irene Bachicha, P.O. Box 72, Las Vegas, NM 87701.

Percent of Protest: 0% (Pages 7-15)

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

**VI. DISCUSSION ITEM
SITE VISITS**

VII. ADJOURNMENT

VI. STUDY SESSION

A. UPDATE OF CITY OF CLOVIS UNIFIED DEVELOPMENT ORDINANCE

Chapter 17.65 Nonconformities

Chapter 17.70 Violations, Penalties and Enforcement

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – August 9, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



**AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 PM SEPTEMBER 13, 2017**

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of July 12, 2017 (Pages 1-6)

II. OLD BUSINESS

III. NEW BUSINESS

- A. ZONE CHANGE APPROVAL FROM [RS] – RESIDENTIAL SINGLE-FAMILY DISTRICT TO [NC-C] – NEIGHBORHOOD CONSERVATION CARPORT DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 1-5, BLOCK 39 AND LOTS 5-8, BLOCK 31 OF STAGNER ADDITION, UNIT NO. 3. ADDRESS OF ZONE CHANGE 2904 LA FONDA ROAD.

Name of Owner and Applicant: Manuel Espino of 2904 La Fonda Road, Clovis, NM 88101.

Percent of Protest: 0% (Pages 7-19)

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. DISCUSSION ITEM

VII. ADJOURNMENT

VI. STUDY SESSION

A. UPDATE OF CITY OF CLOVIS UNIFIED DEVELOPMENT ORDINANCE

Chapter 17.30 Use Regulations

Chapter 17.40 Parking

Chapter 17.50 Landscaping, Screening and Outdoor Lighting

Chapter 17.55 Wireless Communications Facilities

Chapter 17.80 Measurements

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – October 11, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



**AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 PM OCTOBER 11, 2017**

I. ROUTINE MATTERS

1. Declare a Quorum
2. Oath of Office (Administered by Judge Jan Garrett)
3. Approval of Agenda
4. Approval of Minutes of September 13, 2017 (Pages 1-6)

II. OLD BUSINESS

III. NEW BUSINESS

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. DISCUSSION ITEM

VII. ADJOURNMENT

VI. STUDY SESSION

**A. UPDATE OF CITY OF CLOVIS UNIFIED DEVELOPMENT
ORDINANCE**

Chapter 17.30 Use Regulations
Chapter 17.40 Parking
Chapter 17.50 Landscaping, Screening and Outdoor Lighting
Chapter 17.55 Wireless Communications Facilities
Chapter 17.80 Measurements
Chapter 17.60 Review and Approval Procedures
Chapter 17.85 Definitions

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND ZONING COMMISSION – November 8, 2017 at 3:00 P.M. ASSEMBLY ROOM, MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.



**AGENDA
PLANNING & ZONING COMMISSION
BERT CABINESS GOVERNMENT CENTER ASSEMBLY ROOM
3:00 PM NOVEMBER 8, 2017**

I. ROUTINE MATTERS

1. Declare a Quorum
2. Approval of Agenda
3. Approval of Minutes of October 11, 2017 (Pages 1-4)

II. OLD BUSINESS

III. NEW BUSINESS

- A. ZONE CHANGE APPROVAL FROM [NC-C] – NEIGHBORHOOD CONSERVATION CARPORT DISTRICT TO [NC-C1] – NEIGHBORHOOD CONSERVATION PREFABRICATED CARPORT DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 13-18, BLOCK 32 AND LOTS 5-10, BLOCK 33 OF STAGNER ADDITION, UNIT NO. 3. (ADDRESS OF ZONE CHANGE: 3012 LA FONDA ROAD)

Name of Owner/Applicant: Ms. Luz I. Lopez of 3012 La Fonda Road, Clovis, New Mexico 88101.

Percentage of Protest: 0% (Pages 5-12)

- B. ZONE CHANGE APPROVAL FROM [RS] – RESIDENTIAL SINGLE-FAMILY DISTRICT TO [NC-C1] – NEIGHBORHOOD CONSERVATION PREFABRICATED CARPORT DISTRICT. SAID ZONE CHANGE TO INCLUDE LOTS 1-12, BLOCK 3 AND LOTS 6-12, BLOCK 2 OF PONDEROSA ADDITION. (ADDRESS OF ZONE CHANGE: 205 RUTH STREET)

Name of Owner/Applicant: Ms. Martha M. Garcia of 205 Ruth Street, Clovis, NM 88101

Percentage of Protest: 0% (Pages 13-19)

IV. REPORTS OF COMMITTEES, OFFICERS AND COMMISSION

V. FUTURE AGENDA ITEM

VI. DISCUSSION ITEM

VII. ADJOURNMENT

VI. STUDY SESSION

**A. UPDATE OF CITY OF CLOVIS UNIFIED DEVELOPMENT
ORDINANCE**

Chapter 17.40 Parking

Chapter 17.50 Landscaping, Screening and Outdoor Lighting

Chapter 17.55 Wireless Communications Facilities

Chapter 17.80 Measurements

Chapter 17.60 Review and Approval Procedures

Chapter 17.85 Definitions

DATE AND TIME OF NEXT SCHEDULED MEETING OF THE PLANNING AND
ZONING COMMISSION – December 13, 2017 at 3:00 P.M. ASSEMBLY ROOM,
MUNICIPAL BUILDING.

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 meeting, please contact the City Clerk at 321 Connelly at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the City Clerk at 321 Connelly if a summary or other type of accessible format is needed.