



AGENDA

REGULAR MEETING OF
THE PLANNING COMMISSION
JULY 21, 2022 AT 6:00 PM
COUNCIL CHAMBERS
CITY HALL
200 LINCOLN AVENUE

AMENDED

PROCEDURES FOR PLANNING COMMISSION MEETING:

Viewing: Members of the public may stream the meeting live on the City of Santa Fe's YouTube channel

at <https://www.youtube.com/channel/UCuW5Fb7iWuKpTdsWYNDurgA>. The YouTube live stream can be accessed at this address from most smartphones, tablets, or computers.

Members of the Public may join and participate in the meeting in person or online by Zoom here:

Join on Zoom: <https://santafenm-gov.zoom.us/j/82404606270>

By phone: +1 253 215 8782 or +1 346 248 7799 or +1 669 900 6833 or +1 301 715 8592 or +1 312 626 6799 or +1 929 205 6099

Webinar ID: 824 0460 6270

Written Public Comment: Members of the public may submit written public comments by 5 p.m. the Monday prior to the meeting via the virtual comment "button" at

<https://santafe.primegov.com/public/portal>.

The agenda and packet for the meeting will be posted at

<https://santafe.primegov.com/public/portal>.

- A. ROLL CALL
- B. PLEDGE OF ALLEGIANCE
- C. APPROVAL OF AGENDA
- D. APPROVAL OF MINUTES:
 1. June 16, 2022
- E. STUDY SESSION



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1. The Role of the Planning Commission and its Subcommittees (Maggie Moore, Planning Manager, Current Planning Division) (Fifteen minutes)
2. Legal Issues and Commission Meeting Protocols (Patricia Feghali, Assistant City Attorney) (Fifteen minutes)

F. APPROVAL OF FINDINGS/CONCLUSIONS

1. [Case #2022-4942](#). 2339 Botolph Road Rezoning (Roll Call Vote)
2. [Case #2022-5397](#). 3007 S Saint Frances Drive Development Plan Amendment.
3. [Case #2022-5398](#). 3007 S Saint Frances Drive Rezoning.

G. OLD BUSINESS

1. **Case #2022- 5205. 455 St. Michaels Drive Cancer Center Master Plan Amendment.** JenkinsGavin Inc., Agent, for CHRISTUS St. Vincent Regional Medical Center, Owner, requests approval of a Master Plan Amendment to the existing CHRISTUS St. Vincent Campus Master Plan to develop a 79,620 square foot Regional Cancer Center located at 455 St. Michaels Drive. The property is zoned HZ (Hospital Zone), is within South Central Highway Corridor Overlay District. The parcel is 7.407 acres within the approximately 47 acre campus. (Daniel Alvarado, Case Manager, djalvarado@santafenm.gov, 955-6670). **(POSTPONED FROM JULY 7, 2022) PUBLIC COMMENT FOR THIS ITEM WAS HEARD AT THE JULY 7TH MEETING AND IS NOW CLOSED. NO MORE ORAL COMMENTS WILL BE HEARD, BUT WRITTEN COMMENTS WILL STILL BE ALLOWED IF SUBMITTED BY MONDAY, JULY 18TH AT 5PM.**
2. **Case #2022- 5206. 455 St. Michaels Drive Cancer Center Development Plan** JenkinsGavin Inc., Agent, for CHRISTUS St. Vincent Regional Medical Center, Owner, requests approval of a development plan to establish development standards for a 79,620 square foot Regional Cancer Center located at 455 St. Michaels Drive. The property is zoned HZ (Hospital Zone), is within South Central Highway Corridor Overlay District. The parcel is 7.407 acres within the approximately 47 acre campus. (Daniel



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Alvarado, Case Manager, djalvarado@santafenm.gov, 955-6670). **(POSTPONED FROM JULY 7, 2022) PUBLIC COMMENT FOR THIS ITEM WAS HEARD AT THE JULY 7TH MEETING AND IS NOW CLOSED. NO MORE ORAL COMMENTS WILL BE HEARD, BUT WRITTEN COMMENTS WILL STILL BE ALLOWED IF SUBMITTED BY MONDAY, JULY 18TH AT 5PM.**

3. **Case #2022- 5208. 455 St. Michaels Drive Cancer Center Height Variance.** JenkinsGavin Inc., Agent, for CHRISTUS St. Vincent Regional Medical Center, Owner, requests approval of a height variance to the 25' height limitation in the South Central Highway Corridor Overlay District to develop a 79,620 square foot Regional Cancer Center located at 455 St. Michaels Drive. The property is zoned HZ (Hospital Zone), is within South Central Highway Corridor Overlay District. The parcel is 7.407 acres within the approximately 47 acre campus. (Daniel Alvarado, Case Manager, djalvarado@santafenm.gov, 955-6670). **(POSTPONED FROM JULY 7, 2022) PUBLIC COMMENT FOR THIS ITEM WAS HEARD AT THE JULY 7TH MEETING AND IS NOW CLOSED. NO MORE ORAL COMMENTS WILL BE HEARD, BUT WRITTEN COMMENTS WILL STILL BE ALLOWED IF SUBMITTED BY MONDAY, JULY 18TH AT 5PM.**
4. **Case #2022- 5209. 455 St. Michaels Drive Cancer Center Slope Variance.** JenkinsGavin Inc., Agent, for CHRISTUS St. Vincent Regional Medical Center, Owner, requests approval of a Slope Variance to permit the disturbance of 30% slopes to develop a 79,620 square foot Regional Cancer Center located at 455 St. Michaels Drive. The property is zoned HZ (Hospital Zone), is within South Central Highway Corridor Overlay District. The parcel is 7.407 acres within the approximately 47 acre campus. (Daniel Alvarado, Case Manager, djalvarado@santafenm.gov, 955-6670). **(POSTPONED FROM JULY 7, 2022) PUBLIC COMMENT FOR THIS ITEM WAS HEARD AT THE JULY 7TH MEETING AND IS NOW CLOSED. NO MORE ORAL COMMENTS WILL BE HEARD, BUT WRITTEN COMMENTS WILL STILL BE ALLOWED IF SUBMITTED BY MONDAY, JULY 18TH AT 5PM.**

H. NEW BUSINESS



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1. **Case #2022-5063. 2200 Old Pecos Trail Rezoning.** Montoya Land Use Consulting, Inc., Agent for Pierre Amestoy, Applicant, request rezoning from R-1 (Residential - one dwelling per acre) to R-3 (Residential-three dwellings per acre). The property is zoned R-1 and within the following Overlay Districts: South Central Highway Corridor and Suburban Archaeological Review District. (Dan Esquibel, Case Manager, daesquibel@santafenm.gov, 955-6587) **(POSTPONED FROM JUNE 2, 2022)**

2. **Case #2022-5064. 2200 Old Pecos Trail Preliminary Plat.** Montoya Land Use Consulting, Inc., Agent for Pierre Amestoy, Applicant, request Preliminary Plat approval for a 25-lot residential subdivision with innovative street Design. The property is zoned R-1 and within the following Overlay Districts: South Central Highway Corridor and Suburban Archaeological Review District. (Dan Esquibel, Case Manager, daesquibel@santafenm.gov, 955-6857) **(POSTPONED FROM JUNE 2, 2022)**

I. STAFF COMMUNICATIONS

J. MATTERS FROM THE COMMISSION

K. ADJOURNMENT

Persons with disabilities in need of accommodations, contact the City Clerk's office at 955-6521, five (5) working days prior to meeting date.