

# CIBOLA COUNTY PLANNING & ZONING

Tuesday, July 7, 2009

## MINUTES

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The Cibola County Planning & Zoning Board held a Regular Meeting on Tuesday, July 7, 2009, in the Cibola County Commission Room. Josephine Hurtado called the meeting to order at 3:06 p.m.

### Present

Danny Gonzales  
Lenore Cain  
Joan Lantzy  
Josephine Hurtado  
Elena Rodriguez

### Absent

George Marquez  
Dwight Kastendieck

### I. Committee Convened at 3:06 p.m.

- A. Call to Order
- A. Roll Call
- B. Pledge of Allegiance
- C. Approval of Agenda

1. Approval of Agenda – J. Hurtado requested deletion of New Business item #1. D. Gonzales moved for approval with deletion, seconded by J. Lantzy, and approved unanimously.

### D. Approval of Minutes for June 2, 2009

1. The Minutes for June 2, 2009 were presented. Motion to approve offered by D. Gonzales, seconded by L. Cain, with all voting in the affirmative.

### Old Business

1. Action: Approval of Preliminary Plat, Mustang Trails Subdivision

Engineer Marvin Magee presented. He stated that all corrections requested at previous month's meeting were made. After discussion and review of plat, motion to approve preliminary plat was offered by D. Gonzales, seconded by J. Lantzy, with all voting in the affirmative.

### New Business

1. Discussion: N.M. Environment Dept. Regulations, John Rhoderick

Deleted from agenda

2. Action: Approval of Preliminary Plat and Public Comments, Lobo Ranch Subdivision

Jim Winder presented and stated this was a subdivision of 215 parcels in sections of the Cebolleta Land Grant. This is a natural preserve subdivision with parcels ranging from 3 to 37 acres in size. Each parcel will have a one acre building envelope and the remainder of the parcel must remain undisturbed. All state agencies and pueblos have been notified and concerns were addressed. Requested disclosure changes by both state agencies and the County have been made. He stated roads would not be dedicated to the County, therefore, they will be private roads and maintained by the

Homeowner's Association. Sharon Hausner, Planner for the Pueblo of Laguna, commented on concerns regarding cultural properties and stated that the traffic impact study should have included additional roads. Danny

Gonzales presented a request by the Cebolleta Land Grant to postpone a decision on the subdivision as they were not directly notified of the pending approval. Elena Rodriguez stated that the public hearing had been posted in the newspaper for three weeks, allowing ample time for comment. Mr. Gonzales stated that he didn't understand the request at this point since it had been public knowledge for some time. After further brief discussion, motion to approve preliminary plat offered by D. Gonzales, seconded by J. Lantzy, with all voting in the affirmative.

3. Action: Approval of Claim of Exemption #13, Roman Catholic Diocese of Gallup

Surveyor Milford Keene presented and stated that the Church was splitting a tract of land in half for the purpose of sale. After discussion on lot size and environment regulations, motion to approve was offered by J. Lantzy, seconded by D. Gonzales, with all voting in the affirmative.

4. Action: Approval of Claim of Exemption #13, Joel Nicoll

Surveyor representative Vicki Hammon presented. She stated that the owner was designating a family burial site on his property, and that three individuals were already buried at this site. After discussion, she was directed to have the owner contact the Office of the Medical Investigator for regulations regarding private burial sites and also change the claim of exemption. Motion to table was offered by D. Gonzales, seconded by L. Cain, with all voting in the affirmative.

5. Action: Approval of Claim of Exemption #7, Rev. Dr. G. Sky Guadagno

Vicki Hammon presented and stated that purpose of claim was to combine 8 lots and create one large tract for the purpose of sale. After review, motion to approve was offered by D. Gonzales, seconded by J. Hurtado, with all voting in the affirmative.

**Announcements:** The next Regular P&Z meeting will be held Tuesday, August 4, 2009 at 3:00 p.m., in the Cibola County Commission Room.

**Adjournment:** Motion was made at 4:31 p.m. for adjournment of this meeting by L. Cain, seconded by J. Lantzy and approved by all.

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Josephine Hurtado  
Planning & Zoning Committee

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Date