

AGENDA
PLANNING AND ZONING COMMISSION HEARING
COUNCIL CHAMBERS 660 MAIN ST NW, LOS LUNAS, NM 87031
WEDNESDAY, JULY 15, 2026
6:00 P.M.

CALL TO ORDER
PLEDGE OF ALLEGIANCE
ROLL CALL OF MEMBERS
SWEARING IN OF PARTICIPANTS

Presenting: Matt Ryan

1. **ZONING VARIANCE:** 26-01-B 363 Sand Sage Rd NW

Mark Saler, representing Burkhardt Engineering, LLC and acting agent for Los Morros Investment Group, LLC

ACTION REQUESTED OF COMMISSION:

To have a public hearing to approve or disapprove a request for a zoning variance.

BACKGROUND AND RATIONALE:

Mark Saler, representing Burkhardt Engineering, LLC and acting agent for Los Morros Investment Group, LLC, has requested a Zoning Variance for the property described as Subd: Los Morros Business Park Tract: E-1-A, with a street address of 363 Sand Sage Rd NW, for the purpose of allowing 16-foot security fencing within a M-1 zone. The subject property is located north of Main St/Hwy 6 and west of Los Morros Rd NW.

Presenting: Matt Ryan

2. **PRELIMINARY PLAT EXTENSION:** Fiesta del Norte Phase 2

Sheldon Greer representing Community Design Solutions and acting agent for Sivage Investments, LLC.

ACTION REQUESTED OF COMMISSION:

To have a public hearing to approve or disapprove a request for a Preliminary Plat Extension.

BACKGROUND AND RATIONALE:

Sheldon Greer, representing Community Design Solutions, and acting agent for Sivage Investments, LLC and Huning Limited Partnership has requested Preliminary Plat Extension approval to subdivide Subd: Los Cerritos De Los Lunas Phase V Tract: LC-H-1-A-1 S: 17 T: 7N R: 2E, with no assigned address, and Subd: Los Cerritos De Los Lunas Phase V Tract: LC-H-1-A-2 S: 16 T: 7N R: 2E, with no assigned address, for the purpose of creating the Fiesta Del Norte Phase 2 subdivision. The proposed subdivision consists of 156 residential lots. The subject properties are located east of I-25 and north of Los Cerritos Rd NW.

Presenting: Matt Ryan

3. **PRELIMINARY PLAT:** Fiesta del Norte Phase 3

Sheldon Greer representing Community Design Solutions and acting agent for Sivage Investments, LLC.

ACTION REQUESTED OF COMMISSION:

To have a public hearing to approve or disapprove a request for a Preliminary Plat.

BACKGROUND AND RATIONALE:

Sheldon Greer, representing Community Design Solutions and acting agent for Sivage Investments, LLC, has requested Preliminary Plat approval to subdivide Subd: Los Cerritos De Los Lunas Phase V Tract: LC-H-2 S: 16 T: 7N R: 2E for the purpose of creating 114 single-family residential lots as Fiesta Del Norte Phase 3 Subdivision of the Fiesta Master Area Plan Development. The subject property is located north of Los Cerritos Rd NW and Vallecito Loop NW.

Presenting: Matt Ryan

4. PRELIMINARY PLAT: Jubilee Phase 2F
Applicant

ACTION REQUESTED OF COMMISSION:

To have a public hearing to approve or disapprove a request for a Preliminary Plat.

BACKGROUND AND RATIONALE:

Sheldon Greer, representing Community Design Solutions, and acting agent for Avalon Jubilee, LLC, has requested Preliminary Plat approval to subdivide Subd: Jubilee Subdivision Phase 2E Tract: A1 S: 24 T: 7N R: 1E 21.39 Acres M-602, for the purpose of creating 88 single-family residential lots as jubilee phase 2F subdivision within the Huning Ranch Master Area Plan. The subject property is located south of Red River Rd. SW and north of Sundance St. SW.

5. APPROVAL OF MINUTES – Minutes of July 01, 2026

Presenting: Alex Ochoa

6. DISCUSSION
- a. Council Updates
 - b. Community Development activity report
 - c. Code Enforcement Issues
 - d. Commissioner Comments
7. ADJOURNMENT