

TORRANCE COUNTY PLANNING & ZONING BOARD

AGENDA

Commission Chambers Administrative Offices 205 S 9th Street Estancia New Mexico 87016

REGULAR MEETING

March 5, 2025

CALL TO ORDER: 9:30 a.m.
Pledge of Allegiance
Public Comment Speakers limited to 2 minutes-time may not be donated to another
Approval of Agenda Approval of Agenda for March 5, 2025 meeting
Approval of Minutes: Approval of Minutes for February 5, 2025 meeting

ACTION ITEMS:

Deferred from February 5, 2025 meeting

Per applicant request this item will be heard at the April 2, 2025 meeting

1. Conditional Use: Commercial Greenhouse Operation

Applicant: Russel Bocox
Agent: Self
Site: Section 27, T.5N, R.7E, E2NW4, W2NE4 (160 acre) being 255 Canta Ranas Rd. East
Zone: A, Agricultural, 40 acre minimum

Regular business

M3160

2. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SW4, Section 3, T.6N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

3. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SW4, Section 3, T.6N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3161

4. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, NW4, Section 27, T.7N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

5. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, NW4, Section 27, T.7N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3162

6. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: Lot 1, Section 6, T.6N., R.14E., NMPM
Zone: A, Agriculture, 40 Acre minimum

7. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: Lot 1, Section 6, T.6N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3163

8. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SE4, Section 35, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

9. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SE4, Section 35, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3165

10. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, NE4, Section 15, T.7N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

11. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, NE4, Section 15, T.7N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3166

12. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SE4, Section 35, T.8N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

13. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SE4, Section 35, T.8N., R.13E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3167

14. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: NE4, NE4, Section 7, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

15. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: NE4, NE4, Section 7, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3169

16. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SW4, Section 19, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

17. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SW4, Section 19, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3170

18. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SE4, Section 2, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

19. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SE4, SE4, Section 2, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

M3171

20. Variance: Tower Height over 80 feet

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SW4, Section 14, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

21. Conditional Use permit: MET Tower

Applicant: Pattern SC Holdings, LLC
Agent: Adam Cernea-Clark
Site: SW4, SW4, Section 14, T.7N., R.14E., NMPM
Zone: A, Agricultural, 40 Acre minimum

DISCUSSION ITEMS:

Pursuant to New Mexico State Statute Section 10-15-1 through 10-15-4 (NMSA 1978), these issues can be addressed in general. No decision can be rendered at this meeting.

EXECUTIVE SESSION:

As per motion and roll call vote, pursuant to New Mexico state statute section 10-15-1, the following matters will be discussed in closed session

ADJOURN:

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 meetings, please contact the Torrance County Manager's Office at 205 9th Street, Room 24, Estancia, NM 87016 (505) 544-4700 at least one week prior to the meeting or as soon as possible. Public documents, including the agendas and minutes, can be provided in various accessible formats. Please contact the Torrance County Clerk's Office at 205 9th Street, Room 1, Estancia, NM 87016 (505) 544-4350 if a summary or other type of accessible format is needed.

MEETING FORMAT

All those presenting before the Board must be sworn in.

1. Each item will be introduced either by Staff or by the Applicant.
2. The Applicant may then address the item.
3. The Chairman will then give those in favor of the item an opportunity to speak.
4. The Chairman will then give those in opposition to the item an opportunity to speak.
5. The Chairman may then allow limited questions and/or discussion from the floor.
6. The Applicant shall have the opportunity to rebut.
7. The item will be "brought to the table". All discussion and/or debate is terminated except for questions, comments, or discussion initiated by Board Members.
8. The Board will vote for or against the item and the findings will be announced.
Please note that if any Planning & Zoning Board members are attending via teleconference all votes will be by roll call.
9. Any other information needed on a given item can be obtained from the Planning & Zoning Office after the meeting has adjourned.