

SANDOVAL COUNTY

STATE OF NEW MEXICO



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February 14, 2024

Dennis Kellogg, President
East Mountains Protection Action Coalition (EMPAC)
13 La Aguapa, Sandia Park, NM 87047

RE: ZNCH-24-005 Request for Deferral of the February 18th Hearing

VIA EMAIL

Dear Mr. Kellogg;

I am in receipt of your request for a deferral of the hearing of case ZNCH-24-005 currently set for February 18, 2025. In your correspondence you request to defer the hearing until “until after the current legislative session is complete”, presumably after March 22, 2025. Your reasoning for the deferral is to “[allow] all parties to decide how to limit their information and address their key and important points.”

The County solicited a response from the applicant, PCR Investments. The applicant’s response notes that they “held multiple public meetings to discuss the project (8/15/24, 9/3/24, 10/29/24, 12/3/24, 12/4/24) and twice (9/10/24, 10/8/24) voluntarily agreed to delay P&Z Commission approval of the zone change to allow more time for the public to educate themselves on the project’s details.” They further note that “many of the issues substantially overlap and in some cases are identical to one another” and that “even a cursory review of the appeals, reveals that the appellants coordinated closely in their drafting and filing.”

The County’s zoning code requires a 30-day window for appellants to file an appeal, after which the County has 30 days to schedule a hearing. The County announced the hearing of ZNCH-24-005 on January 31, 2025 – which met the 30-day requirement. The hearing itself will be held 69 days after the Planning and Zoning Commission’s December 10, 2024 decision – five months after the first Planning & Zoning Commission hearing was scheduled.

Given the time since the Planning & Zoning Commission’s final action, the apparent coordination of the appellants when filing their appeals, and the responsibility the County has to provide a hearing that is fair to all parties, ***your request for a deferral is denied.***

Sincerely,

/s/ Michael Meek
Chair, Sandoval County Board of County Commissioners