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1       **WHEREAS, the Environmental Planning Commission found that the**  
2       **applicant justified the zone change request through the R-270-1980 criteria by**  
3       **exhibiting there are changed community conditions through the designation**  
4       **of new activity centers, the County’s adoption of the Ceja Vista Master Plan,**  
5       **and the construction of new schools in the area; and**

6       **WHEREAS, the Environmental Planning Commission found that the subject**  
7       **site is in close proximity of two activity centers designated through the**  
8       **Comprehensive Plan and the Rio Bravo Sector Development Plan, where**  
9       **higher density housing is most appropriate; and**

10       **WHEREAS, the Comprehensive Plan identifies that multi-unit housing is an**  
11       **appropriate use in Neighborhood, Community, and Major Activity Centers; and**

12       **WHEREAS, the applicant proposes to reduce this development’s**  
13       **contribution to school overcrowding in the area by developing a portion of the**  
14       **multi-family units as senior housing; and**

15       **WHEREAS, the subject site is located along a Regional Principal Arterial**  
16       **that has transit service today able to serve the proposed development; and**

17       **WHEREAS, planning staff received minimal opposition to the proposed**  
18       **zone change; and**

19       **WHEREAS, on September 8, 2016, the Environmental Planning**  
20       **Commission, in its advisory role on land use and planning matters,**  
21       **recommended approval to the City Council of the request.**

22       **BE IT RESOLVED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF**  
23       **ALBUQUERQUE:**

24       **SECTION 1: Illustration 8, Land Use and Revised Zoning Classes, in the**  
25       **RBSDP shall be amended to show the R-2 zone on TRACTS RR-3-A and RR-3-**  
26       **B.**

27       **SECTION 2: The Zone Atlas Page P-09-Z shall be amended to show the R-2**  
28       **zone on TRACTS RR-3-A and RR-3-B.**

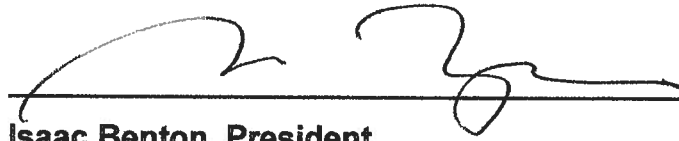
29       **SECTION 3: EFFECTIVE DATE. This resolution shall take effect five days**  
30       **after publication by title and general summary.**

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1 PASSED AND ADOPTED THIS 4<sup>th</sup> DAY OF January, 2017  
2 BY A VOTE OF: 6 FOR 2 AGAINST.


3  
4 **Against: Benton, Davis**

5 **Excused: Harris**

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7  
8   
9 **Isaac Benton, President**  
10 **City Council**

11  
12 APPROVED THIS 13<sup>th</sup> DAY OF January, 2017

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16 **Bill No. C/S R-16-137**

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21 **Richard J. Berry, Mayor**  
22 **City of Albuquerque**

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25  
26 **ATTEST:**

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29 **Natalie Y. Howard, City Clerk**

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