

City of Alamosa
Planning Commission
February 28, 2018
6:00 p.m.
Minutes of the Meeting

The regular meeting of the Planning Commission was called to order on the above date at 6:00 p.m. by Mark Manzanares. Present were the following members: Darrel Cooper, David Mize and Shirley Adcock. Excused: Farris Bervig and Christopher Lopez. A quorum was declared. Staff present: Mark Wright, Nicole Valdez, Dan Vaughn, and Julie Scott.

Agenda Approval: M/S/C. Mize, Cooper. Motion was made to approve the agenda as presented. (Unanimous)

Approval of the Minutes: M/S/C. Mize, Cooper. Motion made to approve the minutes of the January 24, 2018 meeting as presented. (Unanimous)

Public Comments: None.

Regular Business - Conduct Public Hearings – Planning Issues

For the record, the meeting was held in the Fire Training Room, 425 4th St., as Council Chambers were not available. Minutes are not verbatim.

The request of SLV Asset Management Corporation for a Conditional Use Permit to allow protective services. The property affected is Lot 34, Alamosa Industrial Park, City of Alamosa, Alamosa County also known as 2255 Lava Lane.

The public hearing opened at 6:04p.m.

Manzanares: Fernando, please state your name and address for the record.

Fernando Martinez, 8745 Road 9 South, Alamosa, CEO of SLV Behavioral Health presented the request.

The proposal is to remodel the existing building owned by SLV Behavioral Health at 2255 Lava Lane to accommodate a walk in crisis center. Clients would be able to receive emergency crisis services such as emergency assessments, case management, skills training and referrals. This would greatly benefit law enforcement not only in Alamosa but the valley. It is estimated that the facility would serve approximately 720 clients per year. Clients could walk in or the police could bring them in as an alternate to emergency room services though it would not offer emergency medical services.

The facility would be an outpatient facility only and could not be used to shelter clients for more than 24 hours. There is a definite need for a mental health facility of this type in the community. It would be open from 6:00 p.m. to 6:00 a.m. and be fully staffed.

Some of the surrounding buildings include community corrections and the detox center; a facility of this type would be compatible with the surrounding land uses. If people utilizing the walk in services were in need of substance abuse services, the close proximity to Crossroads Detox is ideal.

Senate Bill 207 made funds available for rural areas to apply for grant monies to address this and SLV Behavioral Health was successful in securing funds for this much needed facility. Individuals of the community would receive emergency crisis service to include: emergency assessments, case management, skills training, and referrals and connections to community resources. SLV Behavioral Health Group will follow all the current requirements deemed for a behavioral health organization.

The commission questioned how many clients would be anticipated per night – 3 or 4 would be a busy night. They would go through a screening and there is also a mobile crisis unit. It was stated that it would be a good use in that existing location and greatly benefit not only the City Police Department but the Sheriff Department also - it would be primarily for the Alamosa area.

Manzanares also made part of the public record that he was distantly related to the applicant and would recuse himself from the vote if necessary. Staff determined that it would not be necessary.

Vaughn explained the changes with the new Unified Development Code in regards to the motion, if it was to approve, would now require the Chairman to sign a Resolution that would be forwarded to City Council and added to the consent calendar for ratification.

For the record, all adjacent property owners were notified of the public hearing.

The public hearing closed at 6:06 p.m.

M/S/C. Mize, Cooper. Motion made to approve the request and direct the Planning Commission chair to sign Resolution PC 2-2018. This action will be on the consent calendar for ratification on March 21, 2018. Conditions regarding this conditional use permit are as follows:

- The facility can treat no more than 16 clients at any given time
- The facility cannot offer residency and provide outpatient services only.

The property affected is Lot 34, Alamosa Industrial Park, City of Alamosa, Alamosa County, also known as 2255 Lava Lane. (Unanimous)

Wright excused himself after the public hearing to attend the work session regarding the Rio Bravo RV resort being held in Council Chambers.

Other Business:

Cooper requested an update on the property located at 1318 Main St. which is still in litigation.

Vaughn gave the Commission information on the RFP's received for the Downtown Design Plan. The review committee will meet on Wednesday March 7th to begin the process. Two members of the Planning Commission, Christopher Lopez and David Mize, have volunteered to serve on the committee.

Correspondence: Distributed.

After no further business, the meeting was adjourned at 6:55 p.m.

Respectfully submitted,

Julie Scott
Recording Secretary