



County of Los Alamos

1000 Central Avenue
Los Alamos, NM 87544

Agenda - Final Planning and Zoning Commission

*Philip Gursky, Chair; Michael Redondo, Vice Chair;
Fred Brueggeman; Philip Kunsberg; Ashley Mamula; Jaret
McDonald; Catherine Mockler;
Larry Warner and Amy Woods, Members*

Wednesday, August 17, 2016

5:30 PM

BCC Room, Suite 110

1. **CALL TO ORDER/ROLL CALL**

2. **PUBLIC COMMENT**

This section of the agenda is reserved for comments from the public on items that are not otherwise included in this agenda.

3. **APPROVAL OF AGENDA**

4. **PLANNING AND ZONING COMMISSION BUSINESS**

4. a. [8511-16](#) Minutes from the Planning And Zoning Commission Meeting(s) on August 10, 2016.

Attachments: [PZ Minutes 8-10-16](#)

4. b. [8512-16](#) Findings of the Public Hearing on August 10, 2016 for Case No. SUP-2016-0006

Attachments: [A - Findings for Case No. SUP-2016-0006](#)

5. **LOS ALAMOS COMPREHENSIVE PLAN**

5. a. [8513-16](#) LACCP GOALS AND POLICIES

Attachments: [LACCP GOALS AND POLICIES](#)

5. b. [8514-16](#) Draft Land Use Map

Attachments: [A - Draft Land Use Map.](#)

6. **COMMISSIONER COMMENTS**

7. **PUBLIC COMMENT**

8. **ADJOURNMENT**

PLEASE NOTE: Any action by the Planning and Zoning Commission in granting approval, conditional approval or disapproval of an application may be appealed by the applicant or by persons who have a personal or pecuniary interest adversely affected by the decision as defined by Section 16-454 of the County Code. Such appeals must be filed with the Community Development Department within 15 days of the action in accordance with Section 16-492.

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 meeting, please contact the County Human Resources Division at 505-662-8040 at least one week prior to the meeting or as soon as possible.

Public documents, including the agenda and minutes can be provided in various accessible formats. Please contact the personnel in the Community Development Department Office at 505-662-8006 if a summary or other type of accessible format is needed.



County of Los Alamos

Los Alamos, NM 87544
www.losalamosnm.us

Staff Report

August 17, 2016

Agenda No.: 4. a.

Index (Council Goals):

Presenters:

Legislative File: 8511-16

Title

Minutes from the Planning And Zoning Commission Meeting(s) on August 10, 2016.

Recommended Action

I move that the Commission approve the Minutes for August 10, 2016.

Attachments

A - Draft Minutes for August 10, 2016

MINUTES

Planning and Zoning Commission

August 10, 2016 – 5:30 P.M.

1000 Central Avenue, Council Chambers

Members Present: Philip Gursky, Chair
Michael Redondo, Vice Chair
Cathy Mockler, Commissioner
Ashley Mamula, Commissioner
Larry Warner, Commissioner
Amy Woods, Commissioner
Phillip Kunsberg, Commissioner

Members Absent: Jaret McDonald, Commissioner
Fred Bruggerman, Commissioner

Staff Present: Tamara Baer, Principal Planner
Anders Millmann, Senior Planner
Kevin Powers, Assistant County Attorney
Anita Barela, Assistant Planner
James Naranjo, Assistant Planner
Paul Andrus, CDD Director

I. CALL TO ORDER / ROLL CALL

Chair Gursky called the meeting to order at 5:31 PM and asked James Naranjo to call the roll. A quorum was present. Commissioner Kunsberg arrived after the roll call at 5:34 PM

II. PUBLIC COMMENTS

III. APPROVAL OF AGENDA

Commissioner Redondo moved to approve the agenda as presented. Commissioner Mamula seconded the motion. Motion passed unanimously.

IV. PUBLIC HEARINGS

- a. **Case No. SUP-2016-0001:** A request for approval of a Special Use Permit for the construction of a detached accessory apartment, located at 20 Manhattan Loop, Subdivision: Eastern Area 2 Lot: 222, in an R-1-8 (Single-Family Residential) Zone.

Commissioner Redondo disclosed that he is a member of East Park pool which is within 300' of the subject property but felt there would not be a conflict of interest.

Mark and Dianna Martinez presented the request. Commissioners, staff and public were given the opportunity to comment.

Anders Millmann presented the request on behalf of staff. Commissioners, applicants and public were given the opportunity to comment.

Martha Katko an interested party within 300' of the subject property gave testimony in favor of the request.

George Chandler an interested party but not within 300' of the subject property gave testimony opposing the request.

Commissioner Redondo made the motion for the Planning and Zoning Commission to approve Case No. 16-SUP-001, a Special Use Permit to allow an accessory apartment, located at 20 Manhattan Loop, Los Alamos, for the reasons stated in the staff report and per testimony at the public hearing, and subject to the following conditions:

1. The applicant shall apply for and receive a Building Permit prior to constructing the accessory apartment, and a Certificate of Occupancy prior to future occupancy.
2. The off-street parking area proposed to be sited at the front of the subject property shall be constructed in accordance with code and be complete prior to future occupancy of the accessory apartment (if this area will be designated for off-street parking to serve the accessory apartment). As an alternative, the existing concrete pad in the rear yard may be utilized for off-street parking to serve the accessory apartment.
3. The accessory apartment structure shall be architecturally compatible with the existing single family residential structure on the subject property.
4. All requirements of the Los Alamos Development Code shall be met during construction of the accessory apartment and prior to obtaining a Certificate of Occupancy.

Commissioner Mockler seconded the motion. Motion passed 7-0.

V. WORK SESSION REGARDING THE COMPREHENSIVE PLAN

Presentation of the Future Land Use Maps by Tamara Baer.

VI. COMMISSION / DIRECTOR COMMUNICATIONS

None

VIII. ADJOURNMENT

8:30 pm

Philip Gursky, Chair

Paul Andrus, CDD Director



County of Los Alamos

Staff Report

August 17, 2016

Los Alamos, NM 87544
www.losalamosnm.us

Agenda No.: 4. b.

Index (Council Goals):

Presenters:

Legislative File: 8512-16

Title

Findings of the Public Hearing on August 10, 2016 for Case No. SUP-2016-0006

Recommended Action

I move that the P&Z approve the Findings for Case No. SUP-2016-0006

Attachments

A - Findings for Case No. SUP-2016-0006

**BEFORE THE INCORPORATED COUNTY OF LOS ALAMOS
PLANNING & ZONING COMMISSION**

IN THE MATTER OF:

Case No. SUP-2016-0001; a Special Use Permit)
For an Accessory Apartment)
To be located at 20 Manhattan Loop)
Eastern Area 2 Lot: 222)
Los Alamos, New Mexico.)

FINAL ORDER

THIS MATTER came before a quorum of the Los Alamos County Planning and Zoning Commission (“Commission”) for a public hearing on Wednesday, August 10, 2016, based on the application for a Special Use Permit for the addition of an attached accessory apartment to be located at 20 Manhattan Loop, Subdivision: Eastern Area 2 Lot: 222 (“Property”). The Property is located in an R-1-8 (Single-Family Residential) Zone. The Commission, having taken sworn testimony, considered all relevant evidence entered into the record and arguments of the parties, and the Commission, being otherwise well and sufficiently advised in the premises, finds as follows:

NOW THEREFORE, the application for the Special Use Permit for the Accessory Apartment to be located at 20 Manhattan Loop, Subdivision: Eastern Area 2 Lot: 222, County of Los Alamos, New Mexico **IS HEREBY APPROVED** with the following conditions:

1. The applicant shall apply for and receive a Building Permit prior to constructing the accessory apartment, and a Certificate of Occupancy prior to future occupancy. The off-street parking area proposed to be sited at the front of the subject property shall be constructed in accordance with code and be complete prior to future occupancy of the accessory apartment (if this area will be designated for off-street parking to serve the accessory apartment). As an alternative, the existing concrete pad in the rear yard may be utilized for off-street parking to serve the accessory

apartment.

2. The accessory apartment structure shall be architecturally compatible with the existing single family residential structure on the subject property.
3. All requirements of the Los Alamos Development Code shall be met during construction of the accessory apartment and prior to obtaining a Certificate of Occupancy.

In support of this **FINAL ORDER**, the **Commission** issues the following findings as related to the matter:

FINDINGS

Be it therefore decided that:

1. The Planning and Zoning Commission (Commission) is a quasi-judicial public board created pursuant to the Incorporated County of Los Alamos (County) Charter and pursuant to state and local laws, specifically Chapter 8, Section 201 of the Los Alamos County Code of Ordinances (Code).
2. Pursuant to Section 8-203(b)(2)(b) of the Code, the Commission is charged with the duty and has jurisdiction to hear and decide various land use and zoning matters including applications for Special Use Permits.
3. On June 20, 2016, Mark and Diana Martinez jointly filed with the County's Community Development Department (CDD) an application for a special use permit as required pursuant to Chapter 16 (Development Code), Article III of the Code.
4. The application requested a Special Use Permit for the construction of an accessory apartment at 20 Manhattan Loop, Los Alamos County, New Mexico with the lot being located in a R-1-8 zoned district.
5. Notice of this public hearing, setting forth the nature of the request, the specific parcel affected, the date, time, and place of the public hearing, was announced and published as required by law and property owners of real property located within 100 yards of the subject property were notified of this public hearing, all in accordance with the requirements Section 16-192 of the Development Code.
6. The application is limited to a request for a Special Use Permit to construct an accessory apartment in the rear yard as an accessory apartment.

7. The decision of the Commission is limited to determining whether the application meets the criteria set forth in Chapter 16, Section 156 of the Development Code.
8. Applicants Mark and Diana Martinez, CDD, represented by County Planning Staff, and Ms. Martha Katko, a neighbor owning property within 100 yards of the subject property, were denominated as parties.
9. Public member George Chandler, by his testimony, a home owner of property zoned R-1-8 but not within 100 yards of the subject property requested participation in the hearing claiming an interest based solely on ownership of real estate of the same zoning category as the subject property. Mr. Chandler, having no direct or pecuniary interest in the case separate from all other county residents owning property of the same zoning category as the subject property, the Commission Chair ruled Mr. Chandler not to be a party for purposes of participation but nevertheless an interested person allowed to give direct testimony.
10. Pursuant to Development Code Section 16-51(e), “decisions and code interpretations of the community development director shall apply to all applications and actions taken...” by the planning and zoning commission unless replaced by the director or modified by the Commission pursuant to Section 16-53(c)(1)(f) or Section 16-53(c)(2)(a) of the Development Code.
11. The application, the staff report, with the exhibits and oral testimony establish without contradiction the following:
 - A. The accessory apartment proposed will be 20 feet x 24 feet to be occupied by applicant Diane Martinez’s elderly parents;
 - B. The side yard setback to the interior lot is 15 feet;
 - C. The side yard setback to Canyon Road is 27 feet;
 - D. The rear lot setback, abutting a church parking lot is 6 feet.
 - E. Rear yard lot coverage by accessory apartment is 16.4%, less than the maximum 25% backyard allowed by the Development Code;
 - F. Total building coverage, including the main house and the proposed accessory apartment, is 31.2%, less than the maximum total lot coverage of 40% allowed under the Development Code.
 - G. The applicant currently has three off-street parking spaces, as required by the CDD’s interpretation of the Development Code.
 - H. As a part of the Special Use Permit approval pursuant to this application, Applicants have agreed to install a fourth off-street parking place.
 - I. Applicant will be required to obtain a building permit and construct the accessory apartment and obtain an occupancy permit prior to use of the Accessory apartment; and

- J. Applicant, pursuant to such building permit, shall comply with relevant requirements of the Development Code during the construction of the accessory apartment, establishing an accessory apartment of acceptable construction standards and design complementary to the main residence on the subject property.
12. The record of the hearing establishes that the traffic engineering department of the CDD had no issues with ingress and egress from the site and the Commission finds the criteria of Chapter 16, Section 156 (3) have been met.
 13. The proposed accessory apartment, pursuant to the staff report and testimony meets setbacks for buildings on the property and pursuant to Chapter 16, Section 273(2) of the Development Code, the criteria for Chapter 16, Section 156 (4) of the Development Code have been met.
 14. Pursuant to the condition imposed in the approval of this Special Use Permit, Applicant will be required to comply with all relevant requirements of the Development Code in the construction of the accessory apartment the criteria of Section 156(5) of the Development Code has been met.
 15. The condition of approval of this Special Use Permit requiring four off-street parking spaces and the requirement of Applicant to create the new fourth parking space consistent with the requirements of the Development Code, the criteria of Section 16-156(2) has been met.
 16. The testimony of party Ms. Katko supported this application for Special Use Permit and the concept that the addition of an accessory apartment on the subject property is not detrimental to the neighborhood.
 17. The testimony of Applicants that the addition of the accessory apartment is for the purpose of allowing Diana Martinez's parents to continue to live independently and later the apartment may be used for applicants to live independently with a child or children of applicants to remaining in Los Alamos and the maintenance and support of multiple generations of families supports the community fabric and is consistent with the goals of the Comprehensive Plan.
 18. The entirety of the record establishes that approval of this application request for Special Use Permit is and its maintenance and operation will not be detrimental to the health, safety, peace, comfort and general welfare of persons residing or working in the vicinity of the proposed use and will not be injurious to the property or the value of property in the vicinity, or to the general welfare of the County and this request satisfied the criteria of Section 156(1) of the Development Code.

19. At the August 10th public hearing of the Commission, a quorum of the Commission voted unanimously to approve the application. On motion and adoption the hearing was continued until the Commission's August 17, 2016, meeting where the Commissioners, via motion and adoption, approved the form and content of this finding of fact and authorized the Chair of the Commission to sign and enter this order.

Now wherefore all parties being duly notified, the Commission approves with conditions application. SUP-2016-0001.

APPROVED this _____ day of _____, 2016.

BY: _____
PHILLIP GURSKY, CHAIR
Planning and Zoning Commission
County of Los Alamos

HOUSING

GOALS

1. Provide a variety of housing types, sizes and densities, especially downtown
2. Support development of affordable workforce housing
3. Promote development of smaller housing units appropriate for downsizing households



ECONOMIC VITALITY

POLICIES

1. Promote expanding housing supply to meet the demand from employment growth and support economic diversification
2. Promote housing for seniors, students, and workforce to support retention of spending and tax generation in the community

STRATEGIES

1. Consider inclusionary housing fund rather than requiring a percentage of new housing to be affordable
2. Create a dedicated revenue source for mortgage assistance
3. Preserve existing rental housing stock through incentives



LAND USE

POLICIES

1. Encourage the creation and retention of a variety of housing options for all segments of the Los Alamos community, including but not limited housing for residents who are low income, students/postdocs, workforce, high end income and seniors
2. Provide workforce and other market rate housing at a variety of price ranges, for both rental and ownership markets
3. Preserve historic housing stock
4. Support design standards for high quality and good design of new housing
5. Promote stabilization of rental areas



INFRASTRUCTURE

POLICIES

1. Provide infrastructure to support new housing creation

STRATEGIES

1. Investigate cost/benefits of County-built structured parking downtown
2. Expand housing program to include all user and ownership types; e.g. apt rentals
3. Periodically update Affordable Housing Plan including detailed goals and policies
4. Consider County support to build fire walls in quads and duplexes

HOUSING

CONTINUED



ECONOMIC VITALITY

STRATEGIES

4. Investigate public/private funding options
5. Work with owners of vacant houses to assist in identifying opportunities for sale, rent and improving building condition



LAND USE

STRATEGIES

1. Provide incentives and flexibility through zoning
2. Examine increased density options
3. Consider density bonuses for small units in downtown
4. Use public vacant or under-developed land for housing
5. Consider adoption of an inclusionary housing ordinance

NEIGHBORHOODS

GOALS

1. Protect existing residential neighborhoods
2. Promote the maintenance and enhancement of housing stock quality while utilizing available infill opportunities as appropriate.
3. Promote the creation of a variety of housing options for all segments of the Los Alamos community.
4. Support neighborhood stabilization



ECONOMIC VITALITY

POLICIES

1. Consider creation of a Short-Term-Rental (STR) ordinance in terms of potential economic benefit to Los Alamos County

STRATEGIES

1. Create a design manual to help property owners upgrade or redevelop existing housing for increased value and improved appearance
2. Ensure collection of lodgers tax for short-term rentals
3. Re-examine bed & breakfast regulations vis-a-vis STRs



LAND USE

POLICIES

1. Support small lot development and neighborhood integration for affordable housing
2. Provide outreach and process support to housing developers
3. Encourage developers to notify and conduct meetings early in the development review process with the neighborhood and to be responsive to neighborhood concerns
4. Strenuously apply property maintenance and code enforcement requirements to vacant or blighted properties.

STRATEGIES

1. Develop buffer techniques and alternatives for new development or re-development adjacent to single-family housing



INFRASTRUCTURE

POLICIES

1. Maximize the utilization of County-owned land
2. Make strategic extensions of utilities

STRATEGIES

1. Provide early public notification and engagement with the neighborhood regarding changes to parks, streets, and utilities
2. Provide green building and new technology how-to information for rebuilding or upgrades
3. Provide incentives for energy efficiency upgrades
4. Educate builders and public to use storm-water as a resource
5. Underground utilities in existing neighborhoods

NEIGHBORHOODS

CONTINUED



LAND USE

STRATEGIES

2. Consider code changes to ensure upgrades are not precluded
3. Consider refinements to current County property maintenance ordinance
4. Prioritize code enforcement efforts
5. Study possibility of limiting accessory dwelling units per development Code
6. Consider easing parking requirements in areas with limited on-site feasibility



INFRASTRUCTURE

STRATEGIES

6. Examine existing easements & options for expansion to allow under-grounding
7. Enhance internet service

GROWTH

GOALS

1. Plan for modest growth
2. Maximize our opportunity with respect to the development of the Manhattan Project National Historical Park
3. Expand focus of tourism to include Valle Grande and Bandelier
4. Significantly improve the quantity and quality of retail business
5. Attract new tourism related business
6. Revitalize and eliminate blight in the downtown areas of Los Alamos and White Rock
7. Capitalize Los Alamos County's role as gateway to 3 national parks
8. Promote growth in the downtown

ECONOMIC
VITALITY

POLICIES

1. Create a vibrant, pedestrian-friendly downtown that includes a central gathering place, nighttime entertainment, and more retail stores and restaurants
2. Promote eco- and education based tourism
3. Promote Los Alamos as venue for athletic events and competitions
4. Attract new tourism related business
5. Market and brand Los Alamos as a scenic destination featuring recreation, science and history
6. Improve County communication with the business community



LAND USE

POLICIES

1. Encourage the retention of existing businesses and assist in their opportunities for growth
2. Support infill development over expansion of current developed areas
3. Support spinoff business opportunities from LANL
4. Maximize the utilization of County-owned land

STRATEGIES

1. Showcase Lab-developed technologies
2. Collaborate with Los Alamos National Laboratory as the area's #1 employer
3. Partner with National Parks, Ski Los Alamos, Sierra Club, and others to promote Los Alamos County as an outdoor recreation destination



INFRASTRUCTURE

POLICIES

1. Maximize the utilization of County-owned land
2. Promote public/private partnerships of utility extensions
3. Explore and promote County/private development strategies to extend utilities

STRATEGIES

1. Promote public-private partnership strategy for the extension of utilities
2. Continue to pursue grant funding for infrastructure improvements such as Main Street

GROWTH

CONTINUED



ECONOMIC VITALITY

STRATEGIES

1. Develop and implement a Tourism Plan, including Wayfinding
2. Provide sufficient land for growth areas, including for industrial and manufacturing uses
3. Consider County built business incubator
4. Support food trucks, which could turn into brick & mortar restaurants

DEVELOPMENT

GOALS

1. Significantly improve the quantity and quality of retail business
2. Enhance and maintain a vibrant downtown while keeping a small town character and feel
3. Continue to maximize open space



ECONOMIC VITALITY

POLICIES

1. Balance economic development support for growth and sustainability
2. Support existing businesses.
3. Actively solicit new development opportunities
4. Support spinoff business opportunities from LANL
5. Attract new tourism related business
6. Support County communication with the business community

STRATEGIES

1. Consider a County built business incubator
2. Support "makerspace" opportunities
3. Support land use policies and regulations that support business



LAND USE

POLICIES

1. Maximize the utilization of County-owned land
2. Generally keep development contained within current development boundaries (prevent sprawl)
3. Do not develop or allow development in open space
4. Increase residential density in the downtown area
5. Delay development of areas that require environmental remediation before they are safe and suitable

STRATEGIES

1. Adopt a new mixed-use zoning district
2. Streamline development review process, especially for Site Plans
3. Consider lowered threshold for building permit only
4. Develop DP Road Sector Plan



INFRASTRUCTURE

POLICIES

1. Maximize the utilization of County-owned land
2. Provide streetscape improvements
3. Support County utilities extensions
4. Ensure energy-efficient County buildings

STRATEGIES

1. Bring high speed internet to Los Alamos County

REDEVELOPMENT

GOALS

1. Redevelop vacant and blighted areas



ECONOMIC VITALITY

POLICIES

1. Provide flexibility for uses in redeveloped areas
2. Examine potential policies for County resources and authority to put vacant properties back into use

STRATEGIES

1. Consider tax financing incentives for redevelopment of blighted areas
2. Consider Metropolitan Redevelopment Area approach.
3. Use Local Economic Development Act (LEDA) funds to stimulate economic development & create private sector jobs
4. Consider Tax Increment District or other special financing mechanisms



LAND USE

POLICIES

1. Establish a vacant house policy
2. Approach problems with solutions before penalties (carrot not stick)
3. Prioritize health and safety violations for code enforcement

STRATEGIES

1. Conduct a study to determine best approach & practice to eliminate blight
2. Develop a manual for property owners for improving/updating exteriors and landscapes
3. Incentivize property owners to upgrade or redevelop
4. Add new zoning categories to allow mix of uses in more districts, and/or expand list of permitted uses



LAND USE

STRATEGIES

5. Increase flexibility in Downtown overlay uses to allow added residential use
6. Create a community service network to help homeowners remedy violations



INFRASTRUCTURE

POLICIES

1. Develop standards for street sections by street type
2. Foster and promote sustainability practices

STRATEGIES

1. Provide incentives for energy efficiency upgrades
2. Incorporate transportation system into economic development planning and for increased housing downtown

DOWNTOWN

GOALS

1. Create a vibrant, pedestrian-friendly downtown that includes a central gathering place, nighttime entertainment, and more retail stores and restaurants
2. Focus development priorities downtown
3. Focus increased residential densities in the downtown
4. Enhance the vibrant, historic, small-town character of Los Alamos by focusing commercial density increases in the downtown area



ECONOMIC VITALITY

POLICIES

1. Support a range of retail and service uses that complement one another
2. Support small businesses in the downtown
3. Provide flexibility for uses to change over time as market conditions change

STRATEGIES

1. Consider public/private partnerships
2. Expand Main Street program improvements



LAND USE

POLICIES

1. Support more, and different types of housing downtown
2. Limit residential density increases to downtown
3. Support Historical Society Museum campus

STRATEGIES

1. Establish a historic district in the downtown
2. Revisit parking requirements
3. Revisit code restrictions to height



INFRASTRUCTURE

POLICIES

1. Continue to support infrastructure construction downtown

STRATEGIES

1. Bring high speed internet to Los Alamos County

OPEN SPACE

GOALS

1. Protect all existing County-designated open space
2. Enhance environmental quality and sustainability balancing costs and benefits including County services and utilities



ECONOMIC VITALITY

POLICIES

1. Partner with National Parks, Ski Los Alamos, Sierra Club, others to promote Los Alamos as an outdoor recreation destination
2. Implement a comprehensive range of recreational and cultural amenities that enhance the Los Alamos community
3. Promote Los Alamos County as an "Outdoor Community"
4. Promote increased outdoor recreational tourism as a revenue source for open space maintenance

STRATEGIES

1. Improve access to public open space and recreational facilities
2. Use Lodger's Tax & Dept. of Tourism income to promote recreational activities



LAND USE

POLICIES

1. Be stewards of the natural environment, including the existing ecosystems
2. Do not develop in the canyons or on canyon walls
3. Preserve historic, environmental, and cultural landscapes
4. Maintain and improve outdoor recreation for a diverse population
5. Support Open Space Management Plan recommendations for open space zoning

STRATEGIES

1. Adopt three types of open space on the Future Land Use Map in alignment with recommended changes to zoning
2. Rezone areas currently zoned PL to clarify which category they belong in
3. Identify gaps to open space connections. Propose strategies for connections
4. Build more dog parks



INFRASTRUCTURE

POLICIES

1. Support green infrastructure
2. Avoid infrastructure conflicts with open space
3. Minimize infrastructure impacts to open space
4. Require remediation as needed

STRATEGIES

1. Require reclamation or remediation as needed on all projects
2. Develop storm-water management standards

TRAILS

GOALS

1. Improve and expand the trails system
2. Comply with Trails and Bike Plan



ECONOMIC VITALITY

POLICIES

1. Develop and expand trails connecting downtown to surrounding open space
2. Create or improve trails that serve residents of all ages

STRATEGIES

1. Pursue federal and state transportation grant funding for multi-modal circulation
2. Pursue bicycle trail certification



LAND USE

POLICIES

1. Promote safety for pedestrians and cyclists, on paved trails and streets
2. Ensure that private development is required to provide trail connections and may not create impediments to any trail connections

STRATEGIES

1. Map trails and identify gaps in trail connections. Propose strategies for connections
2. Develop strategy for prioritization of gap connections
3. Consider alternate means of circulation, esp. for ADA, including golf carts in historic area
4. Consider signage, or speed controls, to slow bicyclists when on same path as pedestrians



INFRASTRUCTURE

POLICIES

1. Create designated, safe, convenient, and well-maintained bike and pedestrian pathways and sidewalks
2. Incorporate multi-use trails whenever possible
3. Recognize and acknowledge the difference between bicycling for recreation and bicycling for transportation
4. Ensure safe trail crossings, especially at arterials; weigh cost/benefits of underpasses and/or overpasses

STRATEGIES

1. Examine potential to expand paved and accessible Rim Trail from DP Road through historic core and Ashley Pond to Aquatic Center and PEEC, and possible loops
2. Link Rim Trail to the Mesa Trail
3. Consider wider easement requirements for trails

MOBILITY

GOALS

1. Support streets designed for the safety and comfort of all users
2. Maintain and improve transportation and mobility
3. Make improvements to the transportation system that support economic vitality and housing goals



ECONOMIC VITALITY

POLICIES

1. Consider giving the same level of prioritization to non-motorized circulation (bicycle & pedestrian) as to motorized circulation

STRATEGIES

1. Add transit route from the townsite to Bandelier and Valles Caldera



LAND USE

POLICIES

1. Create designated, safe, convenient, and well-maintained bike and pedestrian pathways and sidewalks
2. Design for accessibility
3. Make Los Alamos County a bicycle friendly community

STRATEGIES

1. Integrate parking with transit
2. Revisit parking requirements
3. Consider separation of bikes and pedestrians on paved trails
4. Consider expanded opportunities for off-site parking



INFRASTRUCTURE

POLICIES

1. Create a user-friendly, efficient, multi-modal system that connects the Laboratory, downtown, and White Rock
2. Support a "complete streets" policy for all new and rebuilt roadways
3. Develop and adopt a transportation master plan that incorporates the trails and bike plan and is tied to land use
4. Periodically update transit plan
5. Coordinate transportation on and off the Hill with other systems in the region

STRATEGIES

1. Collect data on transportation modes and patterns.
2. Investigate bike-share program associated with Rim Trail.

MOBILITY CONTINUED



INFRASTRUCTURE

STRATEGIES

3. Investigate alternate transportation and circulation options
4. Upgrade infrastructure, including streetscapes, green spaces, entrances to Los Alamos, to reflect civic pride in the community
5. Support a downtown circulator 7 days/week and for extended hours, especially on weekends
6. Examine best approaches for safe pedestrian crossings on arterials such as Trinity, Diamond and State Road 4, including hawks and pedestrian /bike-activated flashing lights



County of Los Alamos

Los Alamos, NM 87544
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Staff Report

August 17, 2016

Agenda No.: 5. a.

Index (Council Goals):

Presenters:

Legislative File: 8513-16

Title

LACCP GOALS AND POLICIES

Recommended Action

I move that the Commission approve with any changes the Goals and Policies Document.

Attachments

A LACCP GOALS AND POLICIES



County of Los Alamos

Los Alamos, NM 87544
www.losalamosnm.us

Staff Report

August 17, 2016

Agenda No.: 5. b.

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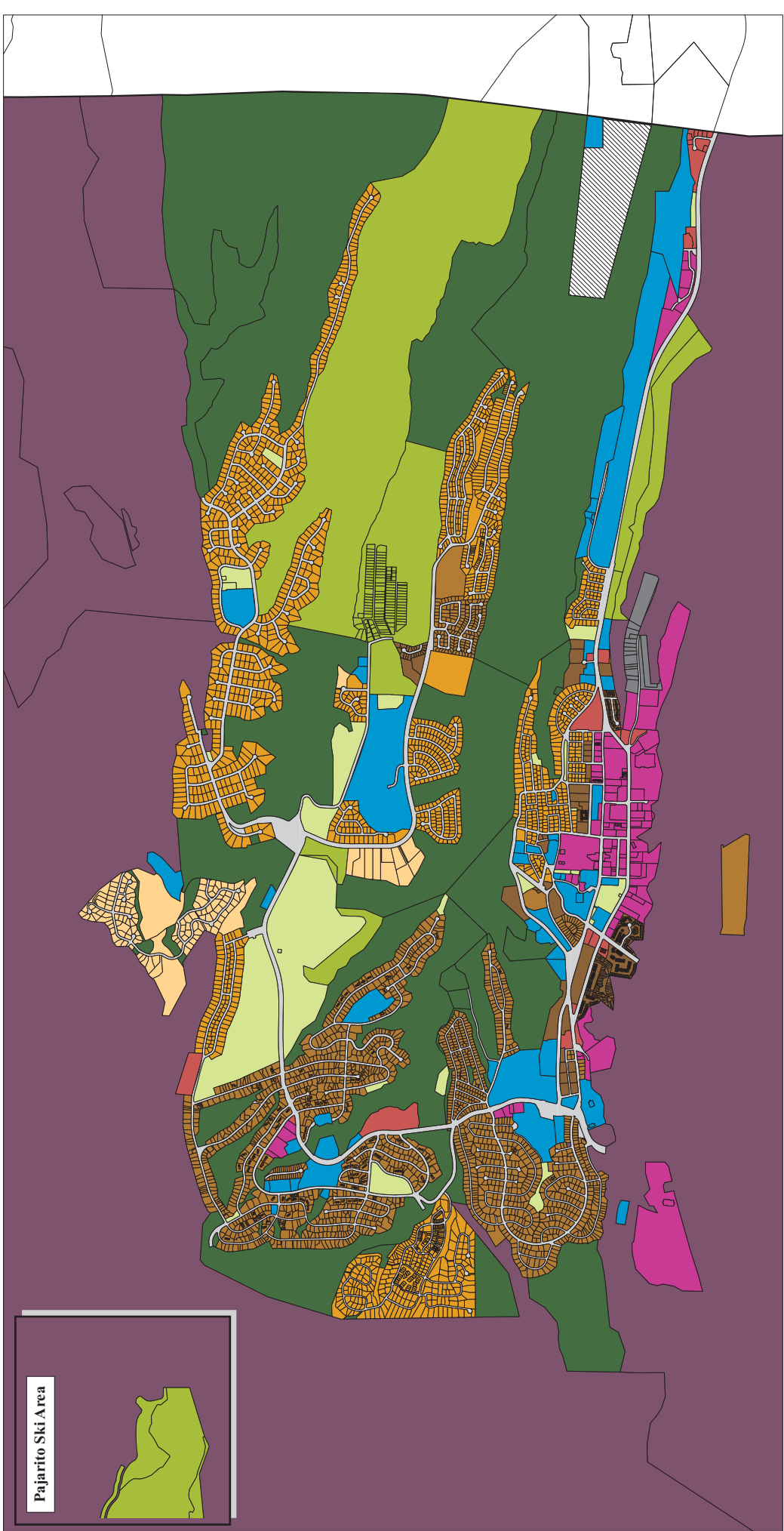
Draft Land Use Map

Recommended Action

I move that the Commission approve changes to the draft Land Use Map.

Attachments

A - Draft Land Use Map.



Future Land Use Los Alamos Draft 8-12-16

Legend

Low Density Residential- 0-3	Parks	Commercial/Office
Medium Density Residential-3-7	Open Space- Active	Industrial
Med-High Density Residential- 7-15	Open Space- Passive	Federal
High Density Residential-15+	Institutional	ROW
	Mixed-Use	Undesignated

