



LOS ALAMOS

# Planning & Zoning Commission Meeting Minutes

Virtual participation for the meeting was made available via Zoom.  
The proceedings can be viewed at: <https://losalamos.legistar.com/Calendar.aspx>

**May 28<sup>th</sup>, 2025**  
**5:30pm**

## 1. CALL TO ORDER / ROLL CALL

The meeting was called to order by Chair Easton at 5:38pm. Roll call was taken. A quorum was present.

### **Members Present:**

Karen Easton, Chair  
Benjamin Hill, Commissioner  
Rachel Adler, Commissioner  
Rebecca White, Commissioner\*  
Marlon Brown, Commissioner\*

### **Members Absent:**

Stephanie Nakhleh, Commissioner  
Katherine Bruell, Commissioner  
Ronald Nelson, Commissioner

### **Staff Present:**

Elias Isaacson, Community Development Director  
Danyelle Valdez, Planning Manager  
Desirae Lujan, Senior Planner  
Jane Mathews, Senior Planner  
Katie Thwaites, Deputy County Attorney

### **Council Liaison:**

Ryn Herrmann

*\* Attended virtually via Zoom*

## 2. PUBLIC COMMENT

None.

## 3. APPROVAL OF AGENDA

*Motion by Commissioner Adler to approve the agenda; second by Commissioner Hill.*

*Motion passed, unanimously*

## 4. PLANNING AND ZONING COMMISSION BUSINESS

### A. Approval of May 14<sup>th</sup>, 2025, Planning and Zoning Commission Meeting Minutes

***Motion by Commissioner Hill to approve the Minutes; second by Commissioner Brown.***

***Motion passed unanimously***

**B. Election of Vice Chair**

Chair Easton nominated Commissioner Benjamin Hill. Commissioner Hill accepted the nomination.

***Motion by Commissioner White to elect Commissioner Hill as Vice Chair, seconded by Commissioner Adler.***

***Motion passed unanimously***

**5. PUBLIC HEARING(S)**

- A. 20235-25 VAR-2024-0005. Sonja Martinez, on behalf of 2439 46<sup>th</sup> Condos, property owner, is requesting a variance from the Development Code dimensional standards to place a 192 sq. ft. accessory structure 5-ft from the rear property line, where 15-ft is minimum. The Property, NC1A1240, addressed at 2439 46<sup>th</sup> Street, Los Alamos, NM, is within the North Community 1 Subdivision and zoned Multi-Family Residential-Low Density (MFR-L).**

Chair Easton opened the case and explained the meeting procedures. The following attendees were sworn in:

*Desirae Lujan, Senior Planner*

*Sonja Martinez, Applicant/Property Owner, 2439 A 46<sup>th</sup> Street, Los Alamos, NM*

*Raymond Martinez, Father of Ms. Martinez/Resident, 2439 A 4<sup>th</sup> Street, Los Alamos, NM*

Desirae Lujan, Senior Planner, presented the staff's report concluding the staff's expert opinion that the application meets the corresponding decision criteria.

Sonja Martinez, Applicant/Property Owner, described the application request.

The Commission discussed the decision criteria for deliberation.

***Motion by Commissioner White to approve the request; seconded by Chair Easton.***

***Motion passed unanimously, 5-0 vote.***

Roll Call Vote:

[For]

Karen Easton, Chair

Benjamin Hill, Commissioner

Rachel Adler, Commissioner

Rebecca White, Commissioner\*

Marlon Brown, Commissioner\*

**6. COMMISSION/DIRECTOR COMMUNICATIONS**

**A. *Department Report***

Danyelle Valdez, Planning Manager, gave updates to the Women's Dorm and the Fire Station projects.

**B. Chair's Report**

Chair Easton thanked the Commission for covering her vacation and congratulated the Vice Chair on his appointment.

**C. Council Liaison's Report**

Rynn Herman, Council Liaison, provided updates from County Council.

**D. Commissioners' Comments**

Chair Easton communicated appreciation for the commissioners for being present at the meetings.

**7. PUBLIC COMMENT**

No comment

**8. ADJOURNMENT**

6:32pm