



**DEVELOPMENT REVIEW BOARD**

**Agenda**

**Plaza del Sol Building Basement Hearing Room**

**June 27, 2018**


- Kym Dicome..... DRB Chair
- Racquel Michel ..... Transportation Development
- Jon Ertsgaard ..... Water Authority
- Doug Hughes .....City Engineer/Hydrology
- Jason Coffey..... Parks & Recreation
- Ben McIntosh.....Code Enforcement

*Angela Gomez ~ Administrative Assistant*

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**PUBLIC HEARING**

**1. Project # 001255**

**VA-2018-00026 - VARIANCE** 


**AUSTIN’S CARPORTS** agent(s) for **BERNICE M. SANCHEZ** request(s) the aforementioned action(s) for all or a portion of: LOT 14, BLOCK 72, PRINCESS JEANNE PARK ADDN, zoned R-1B, located at 1717 SHIRLEY ST NE, Albuquerque, NM, containing approximately .149 acre(s). (J-21)

**PROPERTY OWNERS:** BERNICE M. SANCHEZ

**REQUEST:** CARPORT WITHIN REQUIRED SETBACK(S)


**THE VARIANCE WAS APPROVED.**

**2. Project# 1010656**

**18DRB-70160 MAJOR - PRELIMINARY PLAT APPROVAL**  
**18DRB-70161 MAJOR - SDP FOR BUILDING PERMIT**  
**18DRB-70162 MINOR - TEMP DEFR SWDK CONST** 

**THE GROUP** agent(s) for **PASHTOON KHALID A & NAFEESA** request(s) the above action(s) for all or a portion of Lot(s) 28-30, Block(s) 30, NORTH ALBUQUERQUE ACRES Unit(s) B TRACT A, zoned NR-BP (SU-2/IP), located on WILSHIRE AVE NE between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 3 acre(s). (C-18)[Deferred from 6/6/18]

**DEFERRED TO JULY 18<sup>TH</sup>, 2018.**

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3. **Project# 1011638**  
**18DRB-70148** MAJOR - SDP FOR  
BUILDING PERMIT 

**LEE GAMELSKY ARCHITECTS PC** agent(s) for **L & C TRANSPORT** request(s) the above action(s) for all or a portion of Lot(s) 22-A, Block(s) 8, ORIGINAL TOWNSITE OF WESTLAND zoned NR-BP (SU-2/IP), located on 94TH ST NW between CENTRAL AVE NW and VOLCANO RD NW containing approximately 1.6 acre(s). (K-9) *[Deferred from 6/6/18]*

**WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED JUNE 27, 2018, THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING.**


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4. **Project# 1000874**  
**18DRB-70135**  
VACATION OF PUBLIC EASEMENT  
**18DRB-70136**  
MINOR - PRELIMINARY/FINAL PLAT  
APPROVAL

**TIERRA WEST LLC** agent(s) for **MONTANO I-25 BEACH AQUISITION PROPERTY LLC** request(s) the above action(s) for all or a portion of Lot(s) B-1, RENAISSANCE CENTER III zoned NR-C (SU-1 FOR IP & AMUSEMENT FACILITY OF A PERMANENT CHARACTOR (NOT ADULT ESTABLISHMENT)), located on DESERT SURF CIRCLE NE between ALEXANDER BLVD NE and MONTANO RD NE containing approximately 23.87 acre(s). (F-16) *[Deferred on 5/16/18, 5/23/18, 6/6/18]*

**DEFERRED JULY 18, 2018.**

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### **MINOR CASES**

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5. **Project # 001226**  
**SD-2018-00031** – PRELIMINARY/  
FINAL PLAT 

**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **AGIOLA BEJKO** request(s) the aforementioned action(s) for all or a portion of: LOTS 7 & 8, BLOCK 32, PEREA ADDN, zoned R1-A, located at 608 15TH ST NW, Albuquerque, NM, containing approximately .16 acre(s). (J-13)

**PROPERTY OWNERS:** AGIOLA BEJKO  
**REQUEST:** CONSOLIDATION OF 2 LOTS INTO 1

**WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED THE PRLIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN/OFF DELEGATED TO TRANSPORTATION AND TO PLANNING.**

6. **Project # 001254 (1003675)**  
**SD-2018-00028** – PRELIMINARY/  
FINAL PLAT 


**SURV-TEK INC.** agent(s) for **CITY OF ALBUQUEUQUE** request(s) the aforementioned action(s) for all or a portion of Tract C-8-A, TOWN OF ATRISCO, AIRPORT UNIT, Lots 5 & 6, TORRES ADDITION and a vacated portion of ESPERANZA DRIVE NW, zoned R-ML and R1-B, located on CENTRAL AVE NW between 57<sup>th</sup> and 58<sup>th</sup> STREET NW, containing approximately 3.789 acre(s). (K-11)

**PROPERTY OWNERS:** CITY OF ALBUQUERQUE, REZA EMMA ESTHER & REZA EVA SARAH

**REQUEST:** REPLATTING 3 EXISTING LOTS AND A PORTION OF VACATED R/W INTO 1 TRACT

**DEFERRED TO JULY 11, 2018.**

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7. **Project# 001191 (1008952)**  
**SD-2018-00035** –SITE PLAN FOR  
BUILDING PERMIT  
(18EPC-40003) 

**CONSENSUS PLANNING INC** agent(s) for **PRIMROSE SCHOOL OF WOODCREEK RESERVE** request(s) the above action(s) for all or a portion of TRACT A, MORNING STAR AT PALOMAS zoned MX-T (SU-2 FOR O-1), located on PALOMAS AVE NW between WYOMING BLVD NE and BARSTOW STREET NE containing approximately 0.9 acre(s). (D-19) *[Deferred from 6/13/18]*

**PROPERTY OWNERS:** PASEO 2010, LLC

**REQUEST:** DRB SIGN-OFF OF EPC SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (3-8-2018)

**WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 6/15/18, THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING.**

8. **Project# 001223 (1011553)**  
**SI-2018-00041** – SITE DEVELOPMENT  
PLAN FOR SUBDIVISION AND SITE  
DEVELOPMENT PLAN FOR BUILDING  
PERMIT  
(18EPC-40008 + 40009)


**MODULUS ARCHITECTS, INC** agent(s) for **3X1, LLC**. requests  
the above actions for all or a portion of LOT/TRACT:  
TRB2A1, TOWN OF ATRISCO GRANT zoned SU-1/C-1 &  
AUTO SALES, located on COORS BLVD NW between  
SEQUOIA RD NW and TUSCON RD NW, containing  
approximately 1.9 acre(s). (G-11-Z) *[Deferred from 6/13/18]*

**PROPERTY OWNERS:** 3X1,LLC.

**REQUEST:** DRB SIGN OFF OF EPC APPROVED SITE DEVELOPMENT PLAN  
FOR BUILDING PERMIT AND EPC APPROVED SITE DEVELOPMENT PLAN  
FOR SUBDIVISION (4-12-2018)

**DEFERRED JULY 18, 2018.**

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9. **Project #1011363**  
**18DRB-70055** – FINAL SIGN OFF OF EPC  
APPROVED SITE DEVELOPEMNT PLAN FOR  
BUILDING PERMIT (ePlan)  
(17EPC-40042) 

**MURPHY OIL USA INC** request(s) the above action(s) for all  
or a portion of TRACT C-2, SEVEN BAR RANCH, zoned NR-  
BP (SU-1 for IP Uses), located on 3751 HWY 528 NW  
between HWY 528 NW and THE AMERICAN RD NW  
containing approximately 1.25 acre(s). (A-14) *[Deferred from  
2/14/18, 3/14/18, 6/20/18]*

**THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT  
WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO  
WATER AUTHORITY AND TO PLANNING.**

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### **SKETCH PLAT**

10. **Project # 001266**  
**SD-2018-00032**– PRELIMINARY/  
FINAL PLAT

**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for  
**PAJARITO ASSOCIATES LLC** request(s) the aforementioned  
action(s) for all or a portion of Lots 6 thru 24, Block A,  
DURAN & ALEXANDER ADDN and Lots 5 thru 8, Block A,  
HOMESTEAD GARDEN ADDN, zoned MX-M, containing  
approximately 1.877 acre(s). (J-14)

**PROPERTY OWNERS:** PAJARITO ASSOCIATES LLC

**REQUEST:** REPLAT 23 EXISTING LOTS INTO 3 LOTS

**THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE  
PROVIDED.**

11. **MINUTES: June 20, 2018**

ADJOURNED - 9:35