



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

August 1, 2018

Kym Dicome.....Chair
Racquel Michel Transportation Development
Jon Ertsgaard Water Authority
Doug HughesCity Engineer/Hydrology
Christina Sandoval..... Parks & Recreation
Ben McIntosh.....Code Enforcement

Angela Gomez ~ Administrative Assistant

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT ANGELA GOMEZ, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

- A. Call to Order: 9:00 A.M.**
- B. Changes and/or Additions to the Agenda**
- C. New or Old Business**

MAJOR CASES (Public Hearing)

1. Project # 001186 (1008660)
SI-2018-00043 – SITE PLAN FOR
BUILDING PERMIT

ADAMS ENGINEERING agent(s) for **MCDONALD’S LLC** request(s) the above action(s) for all or a portion of LOTS A and B, BLOCK 101, BEL AIR SUBDIVISION, zoned MX-M (SU-3 MU-UPT/Buffer), located at 5900 MENAUL BLVD. containing approximately .947 acre(s). (H-18) [Deferred from 6/13/18, 7/11/18, 8/1/18]

PROPERTY OWNERS: FIRST NATIONAL BANK TRUSTEE C /O CONQUISTADORES INC. TRACT B, MILLER INVESTMENTS NC.
REQUEST: DEMO/REBUILD McDONALD’S WITH DRIVE-THRU

MINOR CASES (Public Meeting)

2. **Project # PR-2018-001371
(1010211)**
SD-2018-00048 - PRELIMINARY/FINAL
- CSI-CARTESIAN SURVEYS INC.** agent(s) for **GREG CHANT** request(s) the aforementioned action(s) for all or a portion of TRACT A-4 OF THE CHANT PROPERTY ADDN LESS THAT PORTION OUTSIDE ALBUQUERQUE CITY LIMITS, zoned NR-C, located at 14800 CENTRAL AV SE, containing approximately 9.3867 acre(s). (L-23)
- PROPERTY OWNERS:** ABQ CENTRAL AVE OPERATING ASSOC LPC/O
BGK PROPERTIES INC NANCY FAIRCHILD
REQUEST: SUBDIVIDE EXISTING PORTION OF TRACT INTO 2 SEPARATE TRACTS
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3. **Project # PR-2018-001395
(1009532)**
SD-2018-00046 – PRELIMINARY/FINAL PLAT
- DUFF WESTBROOK AND CECILY COLBERT** request(s) the aforementioned action(s) for all or a portion of LOT 1, LANDS OF LIPMAN-TRAVER, BEING A REPLAT OF TRACTS 63-B AND 65, TRACTS 67-B AND 67-A-2, 67-C-2 AND 67-D AS SHOWN ON MIDDLE RIO GRANDE CONSERVANCY DISTRICT MAP NO. 31, zoned R-A, containing approximately 0.6002 acre(s). (F-13)
- PROPERTY OWNERS:** WESTBROOK DUFF & COLBERT CECILY
REQUEST: CONSOLIDATION OF 4 EXISTING LOTS INTO 1 NEW LOT
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SKETCH PLAT

4. **Project # PR-2018-001372
(1011435)**
PS-2018-00008- SKETCH PLAT
- CSI-CARTESIAN SURVEYS INC.** agent(s) for **JONATHAN ARAGON** request(s) the aforementioned action(s) for all or a portion of PARCEL A-1-B, FINELAND DEVELOPMENT, zoned MX-L, located near McMAHON BLVD NW between FINELAND DR. NW and UNSER BLVD NW, containing approximately 2.6847 acre(s). (A-11)
- PROPERTY OWNERS:** JACK CLIFFORD C/O McMAHON TENANCY IN COMMON
REQUEST: SUBDIVIDE EXISITING PARCEL INTO 2 SEPARATE PARCELS AND GRANT EASEMENT
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5. **Project # PR-2018-001374**
PS-2018-00009- SKETCH PLAT

ARCH + LAND USE CONSULTANTS agent(s) for **LARRY GURULE** request(s) the aforementioned action(s) for all or a portion of TRACTS 214-A-2 AND 215-B, MRGCD MAP 41 and LOT 1, TORREON SUBD, zoned R-1A, containing approximately 0.38 acre(s). (L-14)

PROPERTY OWNERS: GURULE LARRY P. and OROZCO VICTOR M
REQUEST: SUBDIVIDE 2 EXISTING LOTS INTO 3 NEW LOTS

6. **Project # PR-2018-001383**
SD-2018-00054- SKETCH PLAT

DAVID W. SALAZAR request(s) the aforementioned action(s) for all or a portion of LOT 33, LOS HERMANOS ADDN, zoned R-1C, located at 4517 LAS HERMANAS ST NW, containing approximately 0.58 acre(s). (G-15)

PROPERTY OWNERS: BOKF
REQUEST: SUBDIVIDE 1 LOT INTO 2 NEW LOTS

7. Other Matters:

Project# 1000572
16DRB-70314 – SITE DEVELOPMENT PLAN
FOR BUILDING PERMIT

CONSENSUS PLANNING agents for **TW INVESTMENTS LLC** request the referenced/ above action for TRACT 1-A, COPPER POINTE SUBDIVISION zoned SU-1 FOR IP, located on COPPER POINTE WAY NE in the southeast corner of EUBANK BLVD NE and I-40 containing approximately 1.3 acres. (K-21)

REQUEST: SITE PLAN ORIGINALLY APPROVED 9-21-2016 WITH DELEGATION TO TRANSPORTATION AND PLANNING. LOST ORIGINAL-REQUIRES RE-SIGNING OF SITE PLAN BY DRB.

8. **MINUTES: July 25, 2018**

ADJOURNED.