



**DEVELOPMENT REVIEW BOARD**

**Agenda**

**Plaza del Sol Building Basement Hearing Room**

**September 19, 2018**

**Kym Dicome..... DRB Chair**  
**Racquel Michel ..... Transportation Development**  
**Kris Cadena ..... Water Authority**  
**Doug Hughes .....City Engineer/Hydrology**  
**Ben McIntosh.....Code Enforcement**

*Angela Gomez ~ Administrative Assistant*

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**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**

**1. Project # PR-2018-001554**  
**VA-2018-00106 – VARIANCE**  
**(Public Hearing)**

**AUSTIN’S CARPORTS** agent(s) for **MIKE A. JARVIS** request(s) the aforementioned action(s) for all or a portion of: LOT 14 BLOCK 13, CARLISLE DEL CERO, zoned R-1C, located at 4612 HILTON AVE. NE, containing approximately 0.179 acre(s). (G-17)

**PROPERTY OWNERS:** JARVIS MICHAEL A & DAWNA L

**REQUEST:** PROPOSED CARPORT W/IN SETBACK

2. **Project # PR-2018-001556**  
**VA-2018-00106** – VARIANCE  
(Public Hearing)
- AUSTIN’S CARPORTS** agent(s) for **RUSSELL G. WRIGHT** request(s) the aforementioned action(s) for all or a portion of: LOT 27 BLOCK 6, SNOW HEIGHTS ADDITION, zoned R-1B, located at 1721 UTAH ST NE, containing approximately 0.1538 acre(s). (J-19)
- PROPERTY OWNERS:** WRIGHT RUSSELL G  
**REQUEST:** PROPOSED CARPORT W/IN SETBACK
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3. **Project # PR-2018-001555**  
**VA-2018-00106** – VARIANCE  
(Public Hearing)
- AUSTIN’S CARPORTS** agent(s) for **FILADELFIO LUCERO** request(s) the aforementioned action(s) for all or a portion of: LOT 4 BLOCK 24, ACADEMY ACRES, zoned R-1C, located at 6406 AVENIDA LA COSTA NE, containing approximately 0.1639 acre(s). (E-18)
- PROPERTY OWNERS:** LUCERO FILADELFIO & THERESA C  
**REQUEST:** PROPOSED CARPORT W/IN SETBACK
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4. **Project # PR-2018-001320**  
**(1000032)**  
**SI-2018-00132** – FINAL SIGN OFF OF EPC APPROVED SITE DEVELOPMENT PLAN FOR SUBDIVISION (08EPC-40030)  
**SI-2018-00151** FINAL SIGN OFF OF EPC APPROVED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (08EPC-40031)
- TIERRA WEST LLC** agent(s) for **UNIVEST – COORS ROAD LLC** request(s) the aforementioned action(s) for all or a portion of: TRACT 3 PLAT OF TRACTS 1 THRU 4, COORS VILLAGE zoned MX-L, located at 4500 QUAKER HEIGHTS PL NW south of WESTERN TRAIL NE and west of COORS BLVD NE, containing approximately 13.5436 acre(s). (F-11-Z)
- PROPERTY OWNERS:** UNIVEST-COORS ROAD LLC  
**REQUEST:** EPC SITE PLAN -FINAL SIGN-OFF
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5. **Project # PR-2018-001560**  
**SD-2018-00081** – VACATION OF PUBLIC EASEMENT  
(Public Hearing)
- BOHANNAN HUSTON INC.** agent(s) for **SP ALBUQUERQUE LLC** request(s) the aforementioned action(s) for all or a portion of TRACT A SUBDIVISION PLAT MAP FOR HOFFMANTOWN BAPTIST CHURCH and TRACT B-2 REPLAT OF TRACT B YORBA LINDA SUBDIVISION, zoned MX-L, located at 8888 HARPER RD NE west of VENTRUA ST NE and east of WYOMING BLVD NE, containing approximately 62.46 acre(s). (E-20)
- PROPERTY OWNERS:** HOFFMANTOWN BAPTIST CHURCH  
**REQUEST:** VACATION OF PUBLIC EASEMENTS
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6. **Project # PR-2018-001564**  
(1011337)  
**SD-2018-00082** - VACATION OF PUBLIC EASEMENT  
(Public Hearing)
- ARCH + PLAN LAND LAND USE CONSULTANTS** agent(s) for **BESTWAY INVESTMENTS LLC** request(s) the aforementioned action(s) for all or a portion of: LOTS 5-8 BLOCK 1, DEL NORTE SUBDIVISION, zoned MX-M located at 7400 LOMAS BLVD NE, containing approximately 0.1239 acre(s). (K-19)
- PROPERTY OWNERS:** SKIDZ LLC  
**REQUEST:** VACATION OF A PUBLIC UTILITY EASEMENT
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7. **Project# PR-2018-001346**  
**SI-2018-00110** – SITE PLAN  
**SD-2018-00072**- PRELIMINARY/FINAL PLAT  
(Public Meeting)
- JOE SLAGLE ARCHITECT** agent(s) for **ROY SOLOMON & ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **VMOD LLC** request(s) the aforementioned action(s) for all or a portion of LOTS 1-6 & 29, BLOCK 29, UNIT B, NORTH ALBUQUERQUE ACRES, zoned NR-BP, located on ALAMEDA BLVD NE east of SAN PEDRO DR NE and north of SIGNAL AVE NE, containing approximately 5.24 acre(s). (C-18) [Deferred from 9/12/18]
- PROPERTY OWNERS:** V MOD LLC  
**REQUEST:** SITE PLAN APPROVAL FOR A COMMERCIAL DEVELOPMENT
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8. **Project# PR-2018-001429**  
**SD-2018-00061** – VACATION OF PUBLIC RIGHT-OF-WAY  
(Public Hearing)
- PRECISION SURVEYS, INC** agent(s) for **DOS VIENTOS LLC** request(s) the aforementioned action(s) for all or a portion of TRACT 15-A BLOCK 2, COMMERCIAL ADDITION, zoned NR-LM, located at 573 COMMERCIAL ST NE west of JOHN ST NE and NORTH of ROMA AVE NE, containing approximately 0.2048 acre(s). (J-19) [Deferred from 8/29/18, 9/12/18]
- PROPERTY OWNERS:** DOS VIENTOS, LLC + CITY OF ALBUQUERQUE  
**REQUEST:** TO VACATE A PORTION OF COMMERCIAL STREET R/W
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9. **Project# PR-2018- 001195**  
**(1007140)**  
**SD-2018-00037** –SITE DEVELOPMENT PLAN FOR SUBDIVISION  
(18EPC-10010)  
**SD-2018-00020** – SKETCH PLAT
- MRWM** agent(s) for **CITY OF ALBUQUERQUE PARKS & RECREATION** request(s) the above action(s) for all or a portion of Tracts 1-C-1 & 1-C-2, JUAN TABO HILLS UNIT 3A, zoned NR-PO-B, located on MONACHOS RD SE between JUAN TABO BLVD SE and VIA POSADA SE, containing approximately 27 acre(s). (M-22) [Deferred from 6/13/18, 7/11/18, 7/25/18, 8/15/18, 9/12/18]
- PROPERTY OWNERS:** CITY OF ALBUQUERQUE  
**REQUEST:** DRB SIGN-OFF OF EPC SITE DEVELOPMENT PLAN FOR SUBDIVISION (3-8-2018) AND A SKETCH PLAT FOR REVIEW AND COMMENT

10. **Project # PR-2018-001511**  
(1011232)  
**SD-2018-00074** – PRELIMINARY/FINAL  
PLAT  
(Public Meeting)

**TIERRA WEST LLC** agent's for **GARCIA REAL ESTATE INVESTMENTS LLC** request(s) the aforementioned action(s) for all or a portion of: TRACTS 1-3, RIO GRANDE CROSSING EAST zoned NR-LM + R-1D, located on RIO GRANDE BLVD north of SAIZ RD NW and south of Indian School RD NW, containing approximately 21.0060 acre(s). (H-13)

**PROPERTY OWNERS:** GARCIA REAL ESTATE LLC  
**REQUEST:** CREATE ZONE TRACTS TO MEET EPC CONDITION OF APPROVAL

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**MINOR CASES**

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11. **Project # PR-2018-001372**  
(1011435)  
**SD-2018-00080** – PRELIMINARY/FINAL  
PLAT  
(Public Meeting)

**CARTESIAN SURVEYS INC.** agent(s) for **JONATHAN ARAGON** request(s) the aforementioned action(s) for all or a portion of TRACT A-1 BULK LAND PLAT PARCELS A-1,B-1, D-1, E-1 AND F-1 FINELAND DEVELOPMENT, zoned MX-L, located 10751 FINELAND DR NW north of McMahan BLVD and east of UNSER BLVD NW, containing approximately 2.6847 acre(s). (A-11)

**PROPERTY OWNERS:** C3D LLC & VILIA FALCONE LLC & GRAYLANDCORPORATION & SPRING FRANK L & ETAL  
**REQUEST:** SUBDIVIDE ONE LOT INTO 2

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12. **Project # PR-2018-001566**  
(1011540)  
**SD-2018-00083** – PRELIMINARY/FINAL  
PLAT  
(Public Meeting)

**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **NEW CAL INVESTMENTS** request(s) the aforementioned action(s) for all or a portion of: LOTS 31 & 32 , zoned R-A, located at 2123 CANDELARIA NW, containing approximately .62 acre(s). (G-13)

**PROPERTY OWNERS:** RUDOLPH RAMIREZ  
**REQUEST:** LOT LINE REALIGNMENT

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13. **Project# PR-2018-001559**  
(1009721)  
**SD-2018-00079** – VACATION OF PRIVATE  
EASEMENT  
(Public Hearing)

**BLAKE LEARMONTH** request(s) the aforementioned action(s) for all or a portion of LOT 10-A-3-B PLATS OF LOTS 10-A-3-A and 10-A-3-B, ALVARADO GARDENS UNIT 2 zoned R-A, located at 2710 CAMPBELL RD NW, containing approximately .3588 acre(s). (G-12)

**PROPERTY OWNERS:** FREED JOHN L & LAURA J  
**REQUEST:** VACATE PRIVATE TURN-AROUND EASEMENT

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**SKETCH PLAT**

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14. **Project # PR-2018-001565**  
**PS-2018-00024** – SKETCH PLAT

**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **OPERATION 7212 LLC** request(s) the aforementioned action(s) for all or a portion of: **LOTS 14 & 15 BLOCK 15, ZUNI ADDITION** zoned MX-M, located at 7212 MENAUL between CHAMA ST. and MESILLA ST. containing approximately .54 acre(s). (H-19)

**PROPERTY OWNERS:** OPERATION 7212 LLC

**REQUEST:** LOT CONSOLIDATION FROM 2 TRACTS INTO 1

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15. **Project# PR-2018-001561**  
**PS-2018-00023** – SKETCH PLAT

**CARTESIAN SURVEYS INC.** agent(s) for **PULTE HOMES OF NEW MEXICO INC.** request(s) the aforementioned action(s) for all or a portion of **LOT 99 AND 100, CORRECTION PLAT OF DEL WEBB AT MIREHAVEN PHASE 2A** zoned PC, located at 2315 + 2309 GRANITE MOUNTAIN LOOP NW, containing approximately 0.4081 acre(s). (H-8)

**PROPERTY OWNERS:** PULTE HOMES

**REQUEST:** LOT LINE ADJUSTMENT

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16. Other Matters:

17. **MINUTES: September 12, 2018**

ADJOURNED.