



DEVELOPMENT REVIEW BOARD

Action Sheet Minutes

Plaza del Sol Building Basement Hearing Room

July 31, 2019

Kym Dicome..... DRB Chair
Racquel Michel Transportation
Kris Cadena Water Authority
Doug HughesCity Engineer/Hydrology
Ben McIntosh.....Code Enforcement
Christina Sandoval.....Parks and Rec
Santiago Chavez.....Ex-Officio Member, CAO

Angela Gomez ~ DRB Hearing Monitor

MAJOR CASES

**1. Project #PR-2019-002380
SI-2019-00219 - SITE PLAN**

MARTIN GRUMMER agent(s) for **PETERSON PROPERTIES** request(s) the aforementioned action(s) for all or a portion of LOTS 1-A AND 2 BLOCK 1 LANDS OF ATRISCO LAND GRANT, zoned NR-C, located at the SWC of CENTRAL AVE NW and 98th ST NW, containing approximately 9.0 acre(s). (L-9)

PROPERTY OWNERS: PPI II LLC
REQUEST: RETAIL DEVELOPMENT

DEFERRED TO SEPTEMBER 18TH, 2019

**2. Project #PR-2019-002574
(1000032)
SI-2019-00191 - SITE PLAN**



4G DEVELOPMENT AND CONSULTING agent for **RED SHAMROCK 4 LLC** request(s) the aforementioned action(s) for all or a portion of LOT 6 of LOTS 1 THRU 9 COORS PAVILION, zoned C-2, located at the NWC of COORS BLVD NW and ST JOSEPHS DR NW, containing approximately 1.1637 acre(s). (G-11)

PROPERTY OWNERS: RED SHAMROCK 4 LLC
REQUEST: FAST FOOD RESTAURANT WITH DRIVE THRU

DEFERRED TO AUGUST 14TH, 2019

3. **Project #PR-2019-002402**
SD-2019-00111 – PRELIMINARY PLAT
SD-2019-00112 – VACATION OF PUBLIC
EASEMENT
SD-2019-00116 – FINAL PLAT



BOHANNAN HUSTON INC. agent(s) for **TITAN DEVELOPMENT** request(s) the aforementioned action(s) for all or a portion of TRACT 11 PLAT OF TRACTS 11 THRU 12 AVALON SUBDIVISION UNIT 5, zoned NR-BP, located at the NEC of BLUEWATER RD NW and 98TH STREET NW, containing approximately 16.6729 acre(s). (K-9) *[Deferred from 6/26/19, 7/10/19]*

PROPERTY OWNERS: 98th AND 1-40 LAND LLC

REQUEST: VACATE A PUBLIC UTILITY EASEMENT AND REPLAT INTO TWO TRACTS

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDOTHE DRB HAS APPROVED PRELIMINARY PLAT.

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE VACATION AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE FINAL PLAT. FINAL SIGN-OFF IS DELEGATED TO: TRANSPORTATION FOR COMMENTS AND TO PLANNING FOR UTILITY COMPANY SIGNATURES, AGIS DXF, HYDROLOGY CONDITION AS DISCUSSED, AND FOR THE INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA).

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4. **Project #PR-2019-002573**
SI-2019-00190 – SITE PLAN
VA-2019-00217 - WAIVER

GARCIA/KRAEMER & ASSOCIATES agent(s) for **JOHN JONES** request(s) the aforementioned action(s) for all or a portion of LOT 5 BLOCK 17 TRACT 1 UNIT 3 A UNIT B NORTH ALBUQUERQUE ACRES, zoned PD, located at 8500 GLENDALE AVE NE, east of BARSTOW ST NE and west of VENTURA ST NE, containing approximately 0.8864 acre(s). (B-20) *[Deferred from 7/24/19]*

PROPERTY OWNERS: JONES MARK JOHN

REQUEST: SF HOME WITH MAJOR INFRASTRUCTURE

DEFERRED TO AUGUST 7TH, 2019

5. **Project #PR-2018-001996 (1010401, 1004404)**
SD-2019-00028 - AMENDMENT TO PRELIMINARY PLAT
SD-2019-00023 – VACATION OF TEMPORARY PUBLIC ROADWAY EASEMENT
SD-2019-00030 – VACATION OF A PUBLIC WATER EASEMENT
SD-2019-00031 – VACATION OF A PUBLIC ROADWAY EASEMENT

PRICE LAND AND DEVELOPMENT GROUP agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT H, DURANGO UNIT 1 (AKA DURANGO UNITS 3A & 3B), zoned R-1D, located on WOODMONT AVE between RAINBOW AVE and PASEO DEL NORTE BLVD, containing approximately 18.83 acre(s). (C-9)
[Deferred from 2/13/19, 2/27/19, 3/20/19, 3/27/19, 4/10/19, 5/8/19, 6/5/19, 6/26/19, 7/24/19]

PROPERTY OWNERS: PV TRAILS ALBUQUERQUE LLC
REQUEST: AMEND PRELIMINARY PLAT FOR 35 RESIDENTIAL LOTS AND 1 TRACT

DEFERRED TO AUGUST 14TH, 2019

6. **Project #PR-2018-001996 (1010401, 1004404)**
SD-2019-00024 - PRELIMINARY PLAT
VA-2019-00032 – TEMPORARY DEFERRAL OF SIDEWALK
VA-2019-00031 – SIDEWALK WAIVER
SD-2019-00029 – VACATION OF PUBLIC ROADWAY EASEMENT
SD-2019-00025 – VACATION OF A PUBLIC WATER AND SANITARY SEWER EASEMENT

PRICE LAND AND DEVELOPMENT GROUP agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT H, DURANGO UNIT 1 (AKA DURANGO UNITS 4 & 5), zoned R-1D, located on WOODMONT AVE between RAINBOW AVE and PASEO DEL NORTE BLVD, containing approximately 11.32 acre(s). (C-9)
[Deferred from 2/13/19, 2/27/19, 3/20/19, 3/27/19, 4/10/19, 5/8/19, 6/5/19, 6/26/19, 7/24/19]

PROPERTY OWNERS: PV TRAILS ALBUQUERQUE LLC
REQUEST: PRELIMINARY PLAT FOR 39 RESIDENTIAL LOTS

DEFERRED TO AUGUST 14TH, 2019

MINOR CASES

7. **Project #PR-2019-002661 (1000575)**
SD-2019-00134 – VACATION OF PUBLIC EASEMENT
SD-2019-00135 – VACATION OF PUBLIC EASEMENT
SD-2019-00136 – VACATION OF PUBLIC EASEMENT
SD-2019-00137 – VACATION OF PUBLIC EASEMENT
SD-2019-00138 – VACATION OF PRIVATE EASEMENT
SD-2019-00139 – PRELIMINARY/FINAL PLAT
SD-2019-00140 – PRELIMINARY/FINAL PLAT

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BOHANNAN HUSTON INC. agent(s) for **PRESBYTERIAN HEALTHCARE SERVICES** request(s) the aforementioned action(s) for all or a portion of LOTS 1-A THRU 4-A AND 5-9 PRESBYTERIAN HOSPITAL-MAIN CAMPUS PHASE ONE, zoned MX-H, located at 1100 CENTRAL AV SE east of I-25 and north of LEAD AVE SE, containing approximately 11.9575 acre(s). (K-15)

PROPERTY OWNERS: PRESBYTERIAN HEALTHCARE SERVICES
REQUEST: VACATIONS OF VARIOUS EASEMENTS AND REPLAT

DEFERRED TO AUGUST 21ST, 2019.

8. **Project #PR-2019-002519**
SD-2019-00122 – PRELIMINARY/FINAL PLAT

JAG PLANNING AND ZONING, LLC agent(s) for **PORFIE O. MALDONADO** request(s) the aforementioned action(s) for all or a portion of LOTS 1-A AND 2-A, BLOCK A, ANDERSON & THAXTON'S REPLAT OF A PORTION OF TORREON ADDITION, zoned NR-C, located at 801 & 813 GIBSON BLVD SE, east of EDITH BLVD SE and west of I-40, containing approximately 0.7346 acre(s). (L-14)[*Deferred from 7/10/19*]

PROPERTY OWNERS: MALDONADO PORFIE O & LESLIE A
REQUEST: LOT LINE ADJUSTMENT

DEFERRED TO AUGUST 14TH, 2019

9. **Project #PR-2019-002635 (1006573)**
SD-2019-00132 – PRELIMINARY/FINAL PLAT


CSI – CARTESIAN SURVEY'S INC. agent(s) for **DESERT HILLS CONGREGATION OF JEHOVAH'S WITNESS** request(s) the aforementioned action(s) for all or a portion of LOTS 21 and 22, BLOCK 29, NORTH ALBUQUERQUE ACRES, zoned NR-BP, located on ALAMEDA BLVD NE between SAN PEDRO DR NE and LOUISIANA BLVD NE, containing approximately 1.6542 acre(s). (C-18)[*Deferred from 7/24/19*]

PROPERTY OWNERS: BORREGA DONALD ETAL TRUSTEE FOR DESERT HILLS CONGREGATION OF JEHOVAHS WITNESSES
REQUEST: CONSOLIDATE 2 LOTS INTO 1 LOT

DEFERRED TO AUGUST 7TH, 2019

10. **Project #PR-2019-002046
(1010582, 1001515)
SI-2019-00032 - SITE PLAN – DRB**

WILSON & COMPANY, agent(s) for COA SOLID WASTE MANAGEMENT DEPT., request(s) the aforementioned action(s) for all or a portion of a northerly portion of TRACT 107B1A1 excluding portions of Right of Way and excluding a northerly portion, TRACT 107B1A2 excluding portion of Right of Way, TRACT in the SW Corner – TRACT 107B1B, TRACT 108A3A1A, TRACT 108A3A1B, and TRACT 108A3B, TRACTS 108A1A1B1B & 108A1A2B2, TRACT 108A1A2B1A, TRACT 107B2A2 excluding Rights of Way, TRACT 107B2A1, excluding portion of Right of Way, MRGCD Map#33, zoned NR-LM, located at 4600 EDITH BLVD NE (SE corner of COMANCHE RD NE AND EDITH BLVD NE), containing approximately 22.0 acre(s). (G-15) [*Deferred from 2/27/19, 3/27/19, 5/1/19, 5/22/19, 6/19/19*]

PROPERTY OWNERS: CITY OF ALBUQUERQUE

REQUEST: SITE PLAN FOR NEW ADMIN BUILDING, VEHICLE MAINTENANCE BUILDING, BIN REPAIR/WELD SHOP BUILDING AND STORAGE AREA, GUARD SHACK, RECYCLING DROP OFF AREA, PARKING AREAS AND CNG FUELING STATION

DEFERRED TO SEPTEBER 25TH, 2019.

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11. Other Matters: None

12. **ACTION SHEET MINUTES APPROVED FOR:
July 24, 2019**

ADJOURNED.