



DEVELOPMENT HEARING OFFICER AGENDA

(Via Public Zoom Video Conference)

January 25, 2023

Join Zoom Meeting:

<https://cabq.zoom.us/j/84123463458>

(Place mouse cursor over hyperlink, right-click, choose "open hyperlink")

Meeting ID: 817 1191 9604

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David S. Campbell - Development Hearing Officer
Ronald R. Bohannon - Development Hearing Officer

Staff

Jolene Wolfley - Associate Planning Director
Jay Rodenbeck - Development Services Planning Manager
Angela Gomez - Hearing Monitor

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: DEFERRAL REQUESTS WILL BE ANNOUNCED AT THE BEGINNING OF THE AGENDA.

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN PROJECT APPLICATION IS CALLED, THE REQUEST MAY BE DEFERRED TO THE NEXT APPROPRIATE HEARING DATE.

NOTE: TO ACCESS AGENDA CASE LINKS, PLACE MOUSE CURSOR OVER THE HYPERLINK, RIGHT-CLICK, AND CHOOSE "OPEN HYPERLINK"

A. CALL TO ORDER: 9:00 A.M.

B. Changes and/or Additions to the Agenda

MAJOR CASES

1. [PR-2022-006657](#)
SD-2023-00006 – VACATION OF RIGHT-OF-WAY
SKETCH PLAT 3-2-22
IDO - 2021
- CSI – CARTESIAN SURVEYS, INC. agent for B3 DEVELOPMENT LLC requests the aforementioned action(s) for all or a portion of: **LOTS 1 – 9 AND RIGHT-OF-WAY OF SAN MATEO BLVD SE** zoned **MX-L**, located at **1000 SAN MATEO BLVD SE between SOUTHERN AVE SE and KATHRYN AVE SE** containing approximately **1.1931** acre(s).
(L-17)
- PROPERTY OWNERS:** B3 DEVELOPMENT LLC & HORTON ALEX
REQUEST: TO VACATE A PORTION OF PUBLIC RIGHT-OF-WAY FROM SAN MATEO BLVD SE, FORMALLY USED AS A BUS STOP LANE. WILL BE INCORPORATED INTO PROPOSED SUBDIVISION CONSOLIDATING 9 EXISTING LOTS INTO ONE NEW LOT. FUTURE DEVELOPMENT WILL BE MIXED-USE FAMILY HOUSING AND COMMERCIAL SPACE.
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MINOR CASES

2. [PR-2022-006708](#)
SD-2023-00028 - PRELIMINARY/FINAL PLAT
SKETCH PLAT 3-16-22
IDO - 2021
- JAG PLANNING & ZONING, LLC | JUANITA GARCIA agent for **NASER ALIKHANI, ALIKHANI RVT** requests the aforementioned action(s) for all or a portion of: **LOT 6, FOUR HILLS VILLAGE 21ST INSTALLEMENT** zoned **R-1D**, located at **1200 HIDEAWAY LN SE between STAGECOACH RD SE and I-40** containing approximately **3.0791** acre(s).
(M-23)
- PROPERTY OWNERS:** ALIKHANI NASER TRUSTEE ALIKHANI RVT
REQUEST: INCORPORATE PORTION OF HIDEAWAY LANE SE THAT WAS VACATED INTO LOT 6. FOUR HILLS VILLAGE 21ST INSTALLMENT AND EASEMENTS AS SHOWN ON EXHIBIT.
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3. [PR-2022-007701](#)
SD-2023-00022 - PRELIMINARY/FINAL PLAT
SKETCH PLAT 10-19-22
IDO - 2021
- ARCH + PLAN LAND USE CONSULTANTS agent for **NEW MEXICO EDUCATORS FEDERAL CREDIT UNION** requests the aforementioned action(s) for all or a portion of: **TRACTS B-2 & 13-A, SNOW HEIGHTS ADDITION** zoned **MX-L**, located at **2801 & 2805 JUAN TABO NE between CANDELARIA RD and CLAREMONT AVE** containing approximately **1.2809** acre(s).
(H-21)
- PROPERTY OWNERS:** NEW MEXICO EDUCATORS FEDERAL CREDIT UNION & NUSENDA FEDERAL CREDIT UNION
REQUEST: LOT CONSOLIDATION FOR 2 LOTS INTO 1 LOT
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4. [PR-2021-005692](#)
SD-2023-00020 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 2-9-22
IDO - 2021

CSI – CARTESIAN SURVEYS INC. agent for **THOMAS M. SALAS AND THERESA M. SALAS TRUST UTA** requests the aforementioned action(s) for all or a portion of: **LOTS 21, 22, AND 24-A, BLOCK 24, BUENA VENTURA** zoned **MX-L**, located at **301 EUBANK BLVD NE** containing approximately **0.6498** acre(s). **(K-20)**

PROPERTY OWNERS: SALAS THOMAS M & THERESA M TRUSTEES
SALAS TRUST UTA
REQUEST: LOT LINE ELEIMINATION TO CONSOLIDATE 3 EXISTING LOTS INTO ONE NEW LOT

5. [PR-2022-007112](#)
SD-2023-00019 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 8-31-22
IDO - 2021

CSI – CARTESIAN SURVEYS INC. agent for **VIETNAMESE BUDDHIST CONGREGATION OF NM** requests the aforementioned action(s) for all or a portion of: **LOTS 6 THRU 8 AND 10-A BLOCK 13, FAIRGROUND ADDITION** zoned **NR-C**, located at **315 & 327 GEORGIA ST SE** containing approximately **0.7327** acre(s). **(K-18)**

PROPERTY OWNERS: VIETNAMESE BUDDHIST CONGREG. OF NM
REQUEST: SUBDIVIDE VIA LOT-LINE ELIMINATION FOR 4 EXISTING LOTS TO CREATE 1 NEW LOT, GRANT OVERHEAD EASEMENT, SEEKING ALLEYWAY WIDTH DETERMINATION. EXISTING FENCE & GATE TO BE MOVED TO ACCOMMODATE SIDEWALK WIDTH MINIMUMS. NO OTHER DEVELOPMENT PLANNED AT THIS TIME.

Other Matters:

ADJOURN