



DEVELOPMENT HEARING OFFICER AGENDA

(Via Public Zoom Video Conference)

March 22, 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**
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MAJOR CASES

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1. [PR-2023-008127](#)
[SD-2023-00045](#) – VACATION OF RIGHT-
OF-WAY

TIM BORROR agent for TB CONSULTANTS LLC | ALEXANDER HOLDINGS LLC requests the aforementioned action(s) for all or a portion of: **LOTS 1 THRU 10, BLOCK 17, MESA GRANDE ADDITION** zoned **MX-L** located on **LEAD** between **COAL** and **SIERRA/GRACELAND** containing approximately **0.8224** acre(s). **(K-17)**

PROPERTY OWNERS: TB CONSULTANTS LLC & ALEXANDER HOLDINGS LLC

REQUEST: ALLEYWAY VACATION

2. [PR-2021-006147](#)
[SD-2023-00046](#) - VACATION OF RIGHT-
OF-WAY

RICK BELTRAMO, WHPACIFIC, INC. agent for CITY OF ALBUQUERQUE |CHRISTINA SANDOVAL, CIP MANAGER requests the aforementioned action(s) for all or a portion of: **ROSEMONT AVE FROM 5TH ST TO 6TH ST, PORTIONS OF BLOCK 5 MOORE ADDITION AND BLOCK 2 ROMERO ADDITION** zoned **NR-PO-A** located at **6TH ST NW** between **MOUNTAIN RD NW** and **SUMMER AVE NW** containing approximately **4.995** acre(s). **(J-14)**

PROPERTY OWNERS: CITY OF ALBUQUERQUE

REQUEST: VACATION OF ROSEMONT AVE RIGHT OF WAY FROM 5TH ST TO 6TH ST, THE FULL WIDTH OF THE STREET

3. [PR-2022-007100](#)
[SD-2023-00038](#) – PRELIMINARY PLAT
SKETCH PLAT 6-15-22 (DRB)
IDO - 2021

TIERRA WEST, LLC agent for RSF LAND & CATTLE COMPANY LLC requests the aforementioned action(s) for all or a portion of: **TRACT MM-1B TRACTS MM-1-A & MM-1-B, SEVEN BAR RANCH** zoned **MX-M** located on **SEVEN BAR LOOP NW** between **COTTONWOOD DR NW** and **OLD AIRPORT AVE NW** containing approximately **3.7193** acre(s). **(B-14)** *[Deferred from 3/8/23]*

PROPERTY OWNERS: RSF LAND & CATTLE COMPANY LLC

REQUEST: PRELIMINARY PLAT

MINOR CASES

4. [PR-2022-007645](#)
[Sd-2023-00053](#) – PRELIMINARY/FINAL
PLAT
IDO - 2021

CARTESIAN SURVEYS, INC. agent for **RY'S FLOORING SPECIALISTS INC.** requests the aforementioned action(s) for all or a portion of: **LOT 2 TRACT S-1, UNIT 2, ATRISCO BUSINESS PARK, zoned NR-BP, located on LOS VOLCANES NW between GALLATIN PL NW and AIRPORT DR NW** containing approximately 11.1793 acre(s). (J-10)

PROPERTY OWNERS: GDCLV LLC ATTN: GERALD LUCERO
REQUEST: TO SUBDIVIDE ONE EXISTING LOT TO CREATE 3 NEW LOTS, GRANT PUBLIC EASEMENTS AND SIDEWALK WIDTH DETERMINATION

5. [PR-2022-007617](#)
[SD-2023-00056](#) – PRELIMINARY/FINAL
PLAT
IDO - 2021

CARTESIAN SURVEYS, INC. agent for **NICOLO MUNIZ** requests the aforementioned action(s) for all or a portion of: **LOTS 4 & 5 BLOCK 90-A, SNOW HEIGHTS ADDITION zoned R-MH, located at 11100 & 11200 TOWNER AVE NE between COLLET ST NE and JUAN TABO BLVD NE** containing approximately 0.3859 acre(s). (H-21)

PROPERTY OWNERS: MUNIZ NICOLO
REQUEST: ELIMINATE INTERIOR LOT LINE BETWEEN TWO EXISTING LOTS TO CREATE ONE NEW LOT, DEDICATE ADDITIONAL RIGHT-OF-WAY ALONG TOWNER AVE NE

6. [PR-2022-007911](#)
[SD-2023-00058](#) – PRELIMINARY/FINAL
PLAT
[VA-2023-00076](#) – WAIVER TO DPM
IDO - 2021

CARTESIAN SURVEYS, INC. agent for **ROBERT A. SALINAS** requests the aforementioned action(s) for all or a portion of: **35' PORTIONS OF LOTS 11-14 AND WEST 6" OF LOT 15, BLOCK 28, PEREA ADDITION zoned R-1A, located at 506 14TH ST NW between LOMAS BLVD NW and ORCHARD AVE NW** containing approximately .0758 acre(s). (J-13)

PROPERTY OWNERS: SALINAS ROBERT A
REQUEST: ELIMINATE INTERIOR LOT LINES OF 5 EXISTING LOTS TO CREATE ONE NEW LOT. ADDITIONALLY, REQUESTING A WAIVER FROM ALLEYWAY WIDTH STANDARDS, GIVEN LONGSTANDING 10 FT ALLEYWAY ADJOINING EAST OF PROPOSED LOT

7. [PR-2022-006844 \(aka: PR-2023-008387\)](#)
SD-2023-00060 – PRELIMINARY/FINAL PLAT
SD-2023-00062 – VACATION OF PRIVATE EASEMENT
IDO - 2021

CONSENSUS PLANNING, INC. agent for **REMBE URBAN DESIGN + DEVELOPMENT** requests the aforementioned action(s) for all or a portion of: **106-A, 107-B, AND 107-C, REMBE PROPERTIES** zoned **MX-M AND R-1A**, located at **1701/1623 CENTRAL AVE NW** containing approximately 0.58 acre(s). (J-13)

PROPERTY OWNERS: REMBE SILVER LOFTS LLC
REQUEST: REPLAT EXISTING 3 LOTS NTO 1 LOT. NO DEVELOPMENT PROPOSED AT THIS TIME

8. [PR-2023-008090](#)
SD-2023-00057 – PRELIMINARY/FINAL PLAT
IDO - 2021

JUANITA GARCIA | JAG PLANNING & ZONING, LLC agent for **GUTIERREZ DASKALOS, LLC** requests the aforementioned action(s) for all or a portion of: **LOTS 1 THRU 5 BLOCK 4, WH RICHARDSON'S OF TRACT 4 PUEBLO ALTO** zoned **MX-M**, located at **4915 LOMAS BLVD NE between QUINCY ST NE and MONROE ST NE** containing approximately 0.3096 acre(s). (J-17)

PROPERTY OWNERS: GUTIERREZ DASKALOS LLC
REQUEST: REPLAT 5 LOTS INTO ONE NEW LOT, DEDICATE RIGHT-OF-WAY AND DEDICATE EASEMENTS AS SHOWN

9. [PR-2021-004968](#)
SD-2023-00040 – EXTENSION OF PRELIMINARY PLAT
IDO - 2021

BOHANNAN HUSTON INC. | YOLANDA PADILLA MOYER, PE agent for **ELK HAVEN** requests the aforementioned action(s) for all or a portion of: **TRACT B-1 & B-2, LA CUENTISTA SUBDIVISION** zoned **R-ML**, located on **ROSA PARKS RD NW between UNSER BLVD NW and KIMMICK DR NW** containing approximately 59 acre(s). **(C-10)** [2/22/23]

PROPERTY OWNERS: ELK HAVEN LLC
REQUEST: EXTENSION OF PRELIMINARY PLAT

10. [PR-2020-003442](#)
SD-2023-00051 – FINAL PLAT
IDO - 2021

BOHANNAN HUSTON | KELLY KLEIN agent for **CORZON DEL MESA 4, LLC** requests the aforementioned action(s) for all or a portion of: **TRACT 4-B MESA DEL SOL MONTAGE UNIT 4A, MESA DEL SOL INNOVATION PARK** zoned **PC**, located on **UNIVERSITY BLVD between DASBURG DR and SAGAN LOOP** containing approximately 11.64 acre(s). (R-16, S-16)

PROPERTY OWNERS: CORAZON DEL MESA 4 LLC
REQUEST: REQUESTING FINAL PLAT APPROVAL OF MONTAGE UNIT 4B

Other Matters:

ADJOURN