



## DEVELOPMENT HEARING OFFICER AGENDA

*(Via Public Zoom Video Conference)*

**April 10, 2024**

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Join Zoom Meeting:

<https://cabq.zoom.us/j/84042448035>

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

Meeting ID: 840 4244 8035

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<https://cabq.zoom.us/u/kevidLzlpW>

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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***

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**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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1. [PR-2023-008674](#)  
**SD-2024-00056** – PRELIMINARY PLAT  
*SKETCH PLAT 6-7-23 (DFT)*  
*IDO - 2022*
- TIERRA WEST LLC agent for **GALBRETH WILLIAM E TRUSTEE GALBRETH RVT** requests the aforementioned action(s) for all or a portion of: **NE Corner Tr 310; The N'ly Parts of TS 308, 309 & 310; Tr Comprising Por. TR 310, UNIT 8 ATRISCO GRANT** zoned **MX-T** located at **5720, 5720 MIAMI RD NW** between **MIAMI and COORS BLVD NW** containing approximately **5.4683** acre(s). **(H-11)**
- PROPERTY OWNERS:** BUTTERFLY HOLDINGS LLC  
**REQUEST:** SUBDIVISION OF LAND - PRELIMINARY PLAT FOR PLAYA DEL SUR
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2. [PR-2019-002874](#)  
**SD-2024-00024** – PRELIMINARY/FINAL PLAT  
*SKETCH PLAT 3-29-23 (DFT)*  
*IDO - 2022*
- WHPACIFIC, INC. | AN NV5 COMPANY agent for **EAGLE VISTA, LLC | LANCE D. SIGMON MANAGER** requests the aforementioned action(s) for all or a portion of: **TRACT C, COTTONWOOD POINTE SUBDIVISION** zoned **MX-M**, located at **9651 EAGLE RANCE BLVD NW between IRVING BLVD and WESTSIDE DRIVE** containing approximately **6.771** acre(s). **(B-13)** [*Deferred from 2/7/24c, 2/28/24c, 3/27/24c*]
- PROPERTY OWNERS:** EAGLE VISTA LLC ATTN: BRAD B ALLEN  
**REQUEST:** SUBDIVIDE TRACT C, COTTONWOD POINT SUBDIVISION, 6.771 ACRES, INTO LOTS C-A AND C-2 AS A MINOR PLAT ACTION AND TO GRANT 3 EASEMENTS BY THE PLAT (ONE PRIVATE DRAINAGE EASEMENT AND 2 PUE FOR PNM)
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3. [PR-2023-008235](#)  
**SD-2024-00054** – PRELIMINARY/FINAL PLAT  
**VA-2024-00083** – WAIVER TO DPM  
*SKETCH PLAT 3-1-23 (DFT)*  
*IDO - 2022*
- ARCH + PLAN LAND USE CONSULTANTS LLC agent for **RICHARD CHESS** requests the aforementioned action(s) for all or a portion of: **TRACT 1-B, UNIVERSITY VILLAGE** zoned **R-MC/PD**, located at **1907 BUENA VISTA DR SE between GIBSON BLVD and ROSS AVE** containing approximately **33.45** acre(s). **(L-15)** [*Deferred from 3/27/24x*]
- PROPERTY OWNERS:** CHESS RICHARD T ETUX  
**REQUEST:** SUBDIVIDE ONE EXISTING LOT INTO 2 NEW LOTS
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4. [PR-2023-008957](#)  
[SD-2024-00058](#) – PRELIMINARY/  
FINAL PLAT  
*SKETCH PLAT 8-16-23 (DFT)*  
*IDO - 2022*

**ARCH + PLAN LAND USE CONSULTANTS LLC** agent for **BROOKE WYMAN** requests the aforementioned action(s) for all or a portion of: **LOTS 11, 12 & 14A, BLOCK 10, BELONT PLACE ADDITION** zoned **R-1B**, located at **621-625 JAMES AVE NW between HARWOOD LATERAL** an **6<sup>th</sup> ST** containing approximately **0.297** acre(s). **(F-14)**

**PROPERTY OWNERS:** WYMAN BROOKE

**REQUEST:** LOT CONSOLIDATION FOR 3 LOTS INTO ONE LOT. DETERMINATION JUSTIFICATION LETTER FOR SIDEWALK AND LANDSCAPE BUFFER

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5. [PR-2019-003221](#)  
[SD-2019-003221](#)– PRELIMINARY/  
FINAL PLAT  
*SKETCH PLAT 5-6-20 (DRB)*  
*IDO - 2022*

**CARTESIAN SURVEYS, INC.** agent for **KEMPER COMMERCIAL, LLC** requests the aforementioned action(s) for all or a portion of: **LOTS 7 & 8, INTERSTATE INDUSTRIAL TRACT UNIT IV** zoned **NR-LM**, located at **4015 HAWKINS ST NE between WASHINGTON ST NE and JEFFERSON ST NE** containing approximately **2.0482** acre(s). **(D-17)**

**PROPERTY OWNERS:** KEMPER COMMERCIAL LLC

**REQUEST:** INTERIOR LOT LINE ELIMINATION BETWEEN TWO EXISTING LOTS TO CREATE ONE NEW LOT, GRANT PUE ALONG WASHINGTON ST NE, DEDICATE ADDITIONAL RIGHT-OF-WAY TO HAWKINS ST NE RIGHT-OF WAY

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6. [PR-2020-004171](#)  
[SD-2024-00059](#) - PRELIMINARY/  
FINAL PLAT  
[VA-2024-00096](#) - SIDEWALK WAIVER  
[VA-2024-00098](#) -SIDEWALK WAIVER DPM  
[SD-2024-00061](#) - VACATION OF PUBLIC  
EASEMENT  
[SD-2024-00063](#) - VACATION OF PRIVATE  
EASEMENT  
*SKETCH PLAT 12-13-23 (DFT)*  
*IDO - 2022*

**FIERRO & COMPANY** agent for **WILLIAM E. GALBRETH LAND DEVELOPMENT CO. LLC** requests the aforementioned action(s) for all or a portion of: **TRACT N-7-A-1, BULK LAND PLAT OF TRACT N-7-A-1 TANOAN PROPERTIES** zoned **R-1D**, located at **12300 SAN ANTONIO DR between LOWELL DR NE and TENNYSON ST NE** containing approximately **6.653** acre(s). **(E-22)**

**PROPERTY OWNERS:** WILLIAM E GALBRETH LAND DEVELOPMENT CO LLC

**REQUEST:** CREATE 9 LOTS AND 1 TRACT, VACATE EXISTING PRIVATE AND PUBLIC EASEMENTS WITH NEW EASEMENT DEDICATIONS, SIDEWALK WAIVER AND DETERMINATION OF RIGHT-OF-WAY WITH RIGHT-OF-WAY DEDICATION.

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7. [PR-2023-008085](#)  
SD-2023-00189 – FINAL PLAT  
*IDO - 2022*

ISAACSON & ARFMAN, INC. agent for LEPPKE INVESTMENTS | LAS VENTANAS HOMES requests the aforementioned action(s) for all or a portion of: **TRACT A-1, SPANISH WALK** zoned **PD** located between **4<sup>TH</sup> ST** and **CAMINO ESPANOL** containing approximately **2.4401** acre(s). **(E-14)** *[Deferred from 11/8/23b]*

**PROPERTY OWNERS:** LEPPKE INVESTMENTS, APPLICANT LAS VENTANAS HOMES

**REQUEST:** SUBDIVIDE 2.4 ACRES INTO 17 SINGLE FAMILY LOTS AND 5 HOA TRACTS

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Other Matters:

ADJOURN