



DEVELOPMENT HEARING OFFICER AGENDA

(Via Public Zoom Video Conference)

March 27, 2024

Join Zoom Meeting:

<https://cabq.zoom.us/j/84451853007>

(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: DEFFERRAL 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

1. [PR-2024-009995](#)
[VA-2024-00036](#) – WAIVER TO IDO
IDO - 2022

PUBLIC SERVICE COMPANY OF NEW MEXICO requests the aforementioned action(s), located on **WEST SIDE OF UNIVERSITY BLVD between CLARK CARR RD SE and SOUTHERN CITY LIMITS (N-15, P-15)** [deferred from 2/28/24, 3/13/24L]

PROPERTY OWNERS:

REQUEST: WAIVER TO UNDERGROUND REQUIREMENT OF NEW ELECTRIC DISTRIBUTION FEEDERS

2. [PR-2021-005606](#)
[SD-2024-00048](#) – PRELIMINARY/FINAL
PLAT
IDO - 2022

CSI – CARTESIAN SURVEYS, INC. agent for **BARRY GLASS EDUCATIONAL FOUNDATION** requests the aforementioned action(s) for all or a portion of: **LOTS 150-A and 150-B, TOWN OF ATRISCO GRANT, UNIT 6** zoned R-T, located at **6800 GONZALES RD SW between AIRPORT DR SW and ADRIAN ST SW** containing approximately **5.6498** acre(s). **(K-10)**

PROPERTY OWNERS: BARRY GLASS EDUCATIONAL FOUNDATION

REQUEST: CREATE ONE NEW LOT FROM TWO EXISTING LOTS

3. [PR-2020-004596](#)
[SD-2024-00045](#) – EXTENSION OF
PRELIMINARY PLAT
IDO - 2021

HUITT-ZOLLARS, INC. | DONALD DUNEMAN, PE agent for **ISSA RABADI** requests the aforementioned action(s) for all or a portion of: **LOT 1, BLOCK 8 UNIT 17, VOLCANO CLIFFS SUBDIVISION** zoned **MX-L**, located on **UNIVERSE BLVD NW between PEREZOSO TR NW and ROSA PARKS RD NW** containing approximately **30.126** acre(s). **(D-10)**

PROPERTY OWNERS: RABADI ISSA & NANCY

REQUEST: PRELIMINARY PLAT EXTENSION FOR 30 ACRE DEVELOPMENT TO INCLUDE 162 TOWNHOME LOTS, 1 MULTI-FAMILY RESIDENTIAL LOT WITH 175 APARTMENT UNITS AND 1 COMMERCIAL LOT WITH A TOTAL OF APPROXIMATELY 21,955 SQUARE FEET OF BUILDING SPACE. PRELIMINARY PLAT ORIGINALLY APPROVED MARCH 29, 2023 BY THE DRB.

4. [PR-2023-009688](#)
[SD-2024-00049](#) – PRELIMINARY/FINAL
PLAT
[VA-2024-00082](#) – WAIVER TO DPM
[VA-2024-00079](#) – WAIVER TO
LANDSCAPE BUFFER
SKETCH PLAT 1-17-24 (DFT)
IDO - 2022

JAG PLANNING & ZONING, LLC agent for MARK CUMBOW
| ALVARADO HOTEL & GENESIS WORLD LLC requests the
aforementioned action(s) for all or a portion of: **145A &
145B, MRGCD zoned MX-M**, located at **2026 CENTRAL SW
& 2034 WILLIS SW between RIO GRANDE BLVD and SAN
PASQUALE SW** containing approximately **0.3096** acre(s).
(J-17)

PROPERTY OWNERS: ALVARADO HOTEL LLC
REQUEST: CREATE ONE TRACT FROM TWO EXISTING TRACTS,
SIDEWALK WAIVER, AND LANDSCAPE BUFFER WAIVER

5. [PR-2023-008608](#)
[SD-2024-00052](#) – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 5-17-23 (DFT)
IDO - 2022

CSI – CARTESIAN SURVEYS, INC. agent for ENRICO C.
QUINTANA AND MICHELLE J. GALLEGOS requests the
aforementioned action(s) for all or a portion of: **LOT 12,
BLOCK 7 UNIT 5, VOLCANO CLIFFS SUBDIVISION** zoned **R-
1D**, located at **8035 KIBO DR NW between RIMROCK DR
SW and SHIPROCK CT NW** containing approximately **0.2697**
acre(s). (E-10)

PROPERTY OWNERS: QUINTANA ENRICO C & GALLEGOS
MICHELLE J
REQUEST: FORMALIZE VACATION OF DISUSED PUE

6. [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)

PROPERTY OWNERS: CHESS RICHARD T ETUX
REQUEST: SUBDIVIDE ONE EXISTING LOT INTO 2 NEW LOTS

7. [PR-2023-008609](#)
SD-2024-00057 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 7-19-23 (DFT)
IDO - 2022

RIO GRANDE SURVEYING | CABQ PARKS & REC DEPT agent for **AZEEZ HINDI** requests the aforementioned action(s) for all or a portion of: **T10N R4E SEC 22** zoned **MX-M**, located at **12824 SKYLINE RD NE between JUAN TABO/FIGUERO and I-40 TRAIL (south of I-40)** containing approximately **1.556** acre(s). **(L-22)**

PROPERTY OWNERS: HINDI MONEER & AZEEZ HINDI & HINDI MONEER TRUSTEE HINDI RVT

REQUEST: CONSTRUCT PAVED MULTI-PURPOSE TRAIL CONNECTION FROM END OF SKYLINE RD NE HEADING EAST TO CONNECT WITH I-40 TRAIL LOCATED SOUTH OF I-40. FOLLOWING SKETCH PLAT, A NEW APPLICATION TO DEDICATE EASTERN PORTION OF MR. HINDI'S PROPERTY TO CITY RIGHT OF WAY WILL BE SUBMITTED

8. [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]*

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)

9. [PR-2021-005714](#)
SD-2023-00165 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 7-14-21 (DRB)
IDO - 2022

ARCH + PLAN LAND USE CONSULTANTS agent for **MARY ELLEN GONZALES** requests the aforementioned action(s) for all or a portion of: **LOTS 1 & 2 AND 8 THRU 13, MONKBRIDGE ADDITION** zoned **NR-LM**, located at **4000 2nd ST NW between HEADINGLY AVE and MESCALERO RD** containing approximately **2.0711** acre(s). **(G-14)** *[Deferred from 9/13/23c, 9/27/23c, 12/6/23c, 1/10/23c, 2/7/24c]*

PROPERTY OWNERS: J & M DISCOUNT TOWING LLC & GONZALES MARY ELLEN

REQUEST: LOT CONSOLIDATION: 8 LOTS INTO 1 LOT

****AGENT REQUESTS DEFERRAL TO APRIL 24TH, 2024**

10. [PR-2019-002089](#)
SD-2023-00196 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 11-2-22 (DRB)
IDO - 2022

ARCH + PLAN LAND USE CONSULTANTS LLC agent for LANDCO requests the aforementioned action(s) for all or a portion of: **LOTS 18-P1 & 19A-P1, UNIT 2, SUNSET FARM** zoned **R-1B**, located at **239-243 ANNA MARIA PL SW** between **SUNSET RD** and **RIO GRANDE (river)** containing approximately **0.3552** acre(s). **(K-12)** [*Deferred from 10/25/23, 11/8/23, 12/6/23c, 12/20/23c, 2/7/24c*]

PROPERTY OWNERS: LANDCO II LLC

REQUEST: LOT CONSOLIDATION: 2 LOTS INTO 1 LOT

Other Matters:

ADJOURN