



## DEVELOPMENT HEARING OFFICER AGENDA

(Via Public Zoom Video Conference)

**January 8, 2025**

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Join Zoom Meeting:

<https://cabq.zoom.us/j/82931644803>

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

Meeting ID: 829 3164 4803

Find your local number: <https://cabq.zoom.us/u/kbfcGjsEVr>

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***Robert Lucero - Development Hearing Officer***  
***Brennon Williams - Development Hearing Officer***  
***Matt Myers - Development Hearing Officer***

### **Staff**

***Jolene Wolfley - Associate Planning Director***  
***Jay Rodenbeck – Development Services Planning Manager***  
***Angela Gomez - DHO 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-2020-003484](#)  
**SD-2024-00158** – EXTENSION OF  
PRELIMINARY PLAT  
*IDO - 2021*

**THE GROUP | RON HENSLEY** agent for **NAFEESA PASHTOON** requests the aforementioned action(s) for all or a portion of: **LOTS 2 & 3, BLOCK 12, UNIT 3, VOLCANO CLIFFS SUBD** zoned **R1-D**, located on **MOJAVE ST NW** between **UNSER BLVD** and **TESUQUE DR** containing approximately **4.25** acre(s). **(E-10)** [*Deferred from 11/13/24X, 12/4/24X*]

**PROPERTY OWNERS:** Pashtoon Nafeesa

**REQUEST:** Replat of Lots 2 and 3 - create 19 lots from the existing tracts

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2. [PR-2023-008674](#)  
**SD-2024-00163** – FINAL PLAT  
*IDO - 2022*

**TIERRA WEST, LLC** agent for **BUTTERFLY HOLDINGS LLC** requests the aforementioned action(s) for all or a portion of: **NE Corner Tr 310; The N'ly Ports of TS 308, 309 & 310; Tr Comprising Por TR 310, UNIT 8 ATRISCO GRANT** zoned **MX-T**, located at **5720 MIAMI RD NW** containing approximately **5.4683** acre(s). **(H-11)** [*Deferred from 12/4/24L, 12/18/24L*]

**PROPERTY OWNERS:** BUTTERFLY HOLDINGS LLC

**REQUEST:** Final Plat For Playa Del Sur

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3. [PR-2021-004968](#)  
**SD-2024-00167** – FINAL PLAT  
*IDO - 2023*

**BOHANNAN HUSTON, INC.** agent for **PULTE HOMES OF NEW MEXICO INC.** requests the aforementioned action(s) for all or a portion of: **Tract B-1-A-1, LA CUENTISTA PHASE 1** zoned **R-ML**, located between **FRAMBUESA RD** and **AZUCENA PL NW** containing approximately **16.2426** acre(s). **(C-10)**

**PROPERTY OWNERS:** PULTE HOMES

**REQUEST:** Subdividing Tract B-1-A-1 in to 11 Tracts and creating 72 residential lots.

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4. [PR-2024-010421](#)  
**SD-2025-00002** – PRELIMINARY/FINAL  
PLAT  
*SKETCH PLAT 6-5-24 (DFT)*  
*IDO 2023*

CSI – CARTESIAN SURVEYS, INC. agent for ANNETTE GALLEGOS & JOHN N. GALLEGOS JR. requests the aforementioned action(s) for all or a portion of: **TRACT 29-B AND 30-A, MRGCD MAP NO. 34** zoned **R-A**, located at **2203 CANDELARIA RD NW between DON ISIDRO LN NW and MANCHESTER DR NW** containing approximately **0.2726** acre(s). **(G-13)**

**PROPERTY OWNERS:** GALLEGOS JOHN N JR & GALLEGOS ANNETTE

**REQUEST:** Create one new tract from two existing tracts. Proposed plat grants public utility easement along the Candelaria frontage.

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5. [PR-2021-005630](#)  
**VA-2025-00002** – WAIVER TO IDO  
*SKETCH PLAT 3-6-24 (DFT)*  
*IDO 2023*

CONSENSUS PLANNING, INC. agent for **DBG PROPERTIES | ERIC GRODAHL** requests the aforementioned action(s) for all or a portion of: **TRACT RR3B1, WESTLAND SOUTH** zoned **R-ML**, located between **98<sup>th</sup> ST SW and 118<sup>th</sup> ST SW** containing approximately **11.19** acre(s). **(P-09)**

**PROPERTY OWNERS:** DBG PROPERTIES LLC & PEORIA CAR WASH PARTNERS LLC & TEMPE CAR WASH ETAL

**REQUEST:** Waiver request to EV parking requirements for a new LIHTC Multi-Family Project

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Other Matters:

ADJOURN