



DEVELOPMENT REVIEW BOARD

**Agenda**

Plaza del Sol Building - Basement Hearing Room

**March 25, 2015**


Jack Cloud..... DRB Chair  
Raquel Michel (Alt.)..... Transportation Development  
Kris Cadena (Alt.)..... ABCWUA  
Curtis Cherne.....City Engineer  
Carol Dumont..... Parks & Recreation

*Angela Gomez ~ Administrative Assistant*

**SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**


- 1. **Project# 1010297**  
15DRB-70058 EPC APPROVED SDP FOR BUILD PERMIT  
CONSENSUS PLANNING agent(s) for 528 & ELLISON LLC request(s) the above action(s) for all or a portion of Lot(s) C-6A-1 & C-6A-2, **SEVEN BAR RANCH** zoned SU-1 / IP, located on NM 528 AND ELLISON DRIVE containing approx 1.83 acre(s). (A-14) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO WATER AUTHORITY FOR COMMENTS AND TO PLANNING FOR RECORDING OF PLANT AND FINAL EXECUTION OF ENCROACHMENT AGREEMENT.**

**CASES WHICH REQUIRE PUBLIC NOTIFICATION MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**


- 2. **Project# 1004913**  
15DRB-70085 MAJOR - 2YR SUBDIVISION IMPROVEMENTS AGREEMENT EXTENSION (2YR SIA)  
  
HIGH MESA CONSULTING GROUP agents for THE UNIVERSITY OF NEW MEXICO request the referenced/ above action for all or a portion of Tract C, **UNM LANDS WEST** zoned C-3, located on CAMINO DE SALUD NE between I-25 and UNIVERSITY BLVD NE containing approximately 3.1657 acres. (J-15) **THE ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**

3. **Project# 1003445**  
15DRB-70020 – SITE DEVELOPMENT  
PLAN FOR BUILDING PERMIT 

MULLEN HELLER ARCHITECTURE agents for THR PROPERTIES LLC request the referenced/ above action for Tract H, **FOUNTAIN HILLS PLAZA** zoned SU-1/ PDA, located on the northwest corner of EAGLE RANCH RD NW and PASEO DEL NOTRE NW containing approximately .9755 acre. (C-12) [*Deferred from 2/25/15, 3/11/15, 3/18/15*] **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO WATER AUTHORITY FOR SERVICE CONNECTION AGREEMENT AND TO PLANNING FOR RECORDING OF EASEMENT AND 15 DAY APPEAL PERIOD.**

4. **Project# 1002739**  
14DRB-70240 – SITE DEVELOPMENT  
PLAN FOR SUBDIVISION  
14DRB-70241 - TEMPORARY  
DEFERRAL OF SIDEWALK  
CONSTRUCTION  
14DRB-70242 - PRELIMINARY PLAT  


MARK GOODWIN AND ASSOCIATES, P.A. agents for KB HOME INC request the referenced/ above actions for all or a portion of Parcel 4 Unit 1, plus Parcel 6A and Blocks 1-6 Unit 9, **ANDERSON HEIGHTS SUBDIVISION** zoned R-D & R-LT, located on the north side of COLOBEL AVE SW between 118<sup>th</sup> St SW and MORRISSEY ST SW containing approximately 89.0114 acres. (N-8)[*Deferred from 8/6/14, 9/10/14, 10/1/14, 10/22/14, 11/5/14, 11/19/14, 1/28/15, 2/18/15*] **DEFERRED TO 4/15/15.**

5. **Project# 1004245**  
14DRB-70220 - TEMPORARY  
DEFERRAL OF SIDEWALK  
CONSTRUCTION  
14DRB-70221 PRELIMINARY PLAT  


MARK GOODWIN AND ASSOCIATES, P.A. agents for ANASAZI RIDGE LLC request the referenced/ above actions for all or a portion of Blocks 7 – 9, 12 & 14, **PARADISE HEIGHTS UNIT 5** zoned R-1, located on the south side of MCMAHON BLVD NW between WESTSIDE BLVD NW and KAYENTA ST NW containing approximately 6.76 acres. (A-10) [*Deferred 7/16/14, 8/6/14, 9/10/14, 10/8/1, 11/5/14, 11/19/14, 12/10/14, 1/21/15, 1/28/15, 2/18/15*] **THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/25/15, AND WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 3/4/15 THE PRELIMINARY PLAT WAS APPROVED.**

6. **Project# 1002202**  
15DRB-70070 – SITE DEVELOPMENT  
PLAN FOR BUILDING PERMIT  
15DRB-70120 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL 

MODULUS ARCHITECTS & HUITT-ZOLLARS, INC. agents for WINROCK PARTNERS LLC requests the referenced/ above action for a portion of Parcel A-1-A-1-A, **WINROCK CENTER ADDITION** zoned SU-3, located on the east side of LOUISIANA BLVD NE between I-40 and INDIAN SCHOOL RD NE. (J-19) *[Deferred from 2/25/15, 3/11/15]* **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO WATER AUTHORITY AND TO PLANNING FOR TRANSPORTATION, PARKS AND PLANNING COMMENTS. THE PRELIMINARY/FINAL PLAT WAS DEFERRED TO 4/8/15.**


**MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS**

7. **Project# 1010205**  
15DRB-70110 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  





ARCH & PLAN LAND USE CONSULTANTS agent(s) for HPH FUND 1 D7 LLC request(s) the above action(s) for all or a portion of Block(s) 85-D, **PRINCESS JEANE ADDITION** zoned O-1, located on LOMAS BLVD BETWEEN BETTS ST AND MORRIS ST containing approximately 2.75 acre(s). (J-21) *[Deferred from 3/18/15]* **INDEFINITELY DEFERRED.**

8. **Project# 1009046**  
15DRB-70117 MAJOR - FINAL PLAT  
APPROVAL 






MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for SAWMILL CROSSING, LLC request(s) the above action(s) for all or a portion of Tract(s) B, **SWMILL CROSSING** zoned SU-2, located on ASPEN BETWEEN 12TH AND RIO GRANDE containing approximately 4.2 acres. (H-13) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR NOTATION OF OWNERSHIP AND MAINTENANCE OF TRACTS 'E' AND 'F'.**

9. **Project# 1004589**  
15DRB-70122 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL 

PRECISION SURVEYS INC agent(s) for ONEIDA REALTY CORPORATION request(s) the above action(s) for all or a portion of Block(s) 79, Tract(s) B, **SNOW HEIGHTS ADDITION** zoned C-1, located on JUAN TABO NE BETWEEN CANDELARIA RD NE AND CLAREMONT AVE NE containing approximately 1.298 acre(s). (H-21) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR DIMENSIONAL EXHIBIT AND SIDEWALK COMMENTS, AND TO PLANNING FOR PARKING CALCULATIONS, JOINT SIGN PREMISES AGREEMENT, DRAINAGE EASEMENT AND VERIFICATION OF SEPARATE WATER ACCOUNTS.**

10. **Project# 1006902**  
15DRB-70123 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  BORDENAVE DESIGNS agent(s) for ALRED 3 request(s) the above action(s) for all or a portion of Lot(s) K-1-A, K-2 & K-3, **LA LUZ DEL OESTE Unit(s) 4**, zoned SU-1 PRD, located on WEST OF COORS BLVD NW AND DELLYNE AVE NW AND SEVILLA NW containing approximately 2 acre(s). (F-11) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO WATER AUTHORITY AND TO PLANNING.**
11. **Project# 1010060**  
15DRB-70119 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  THE SKARSGUARD FIRM PC agent(s) for RED SHAMROCK 10 LLC request(s) the above action(s) for all or a portion of Lot(s) 9-A-1 AND 9-B-1, Block(s) A, **KIRTLAND ADDITION Unit(s) 2**, zoned C-1, located on GIBSON BLVD SE BETWEEN UNIVERSITY SE AND YALE SE containing approximately 3.13 acre(s). (M-15) **DEFERRED TO 4/8/15.**
12. **Project# 1010317**  
15DRB-70124 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  SBS CONSTRUCTION AND ENGINEERING, LLC agent(s) for RUBY SKY VENTURES, LLC request(s) the above action(s) for all or a portion of Lot(s) PORTIONS OF LOTS 40, 41, 42 AND 43, **ROSSITER ADDITON** zoned C-1, located on 1120 GRIEGOS RD NW containing approximately 1.4792 acre(s). (F-14) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR COMMENTS AND TO PLANNING.**
13. **Project# 1010408**  
15DRB-70121 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  WAYJOHN SURVEYING INC agent(s) for NANCY M BERG request(s) the above action(s) for all or a portion of Lot(s) 2 & 3, Block(s) 19, **HUNING CASTLE ADDITION** zoned R-1, located on SAN CARLOS DR SW BETWEEN ALCALDE PL SW AND PARK AVE SW containing approximately .3562 acre(s). (K-13) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR UTILITY SIGNATURES.**

**NO ACTION IS TAKEN ON THESE CASES:**  
**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

14. **Project# 1010332**  
15DRB-70115 SKETCH PLAT REVIEW  
AND COMMENT  MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for 90TH ST LLC request(s) the above action(s) for all or a portion of Lot(s) 34D-1-A, **LOS DIAMANTES** zoned SU-1, located on 98TH ST BETWEEN GIBSON AND BLAKE containing approximately 25.1635 acre(s). (N-9)**THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**
15. **Project# 1010407**  
15DRB-70118 SKETCH PLAT REVIEW  
AND COMMENT  CHRISTOPHER J. DEHLER agent(s) for PAUL D. SJODAL request(s) the above action(s) for all or a portion of Lot(s) E. 1/2 LOT 2, **CASA ESCONDIDAS** located on HEADINGLY BETWEEN 12TH AND 11TH containing approximately .2154 acre(s). (G-14) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**
16. **Project# 1002321**  
15DRB-70116 SKETCH PLAT REVIEW  
AND COMMENT  ISAACSON & ARFMAN PA agent(s) for BUILDERS TRUST OF NEW MEXICO request(s) the above action(s) for all or a portion of Lot(s) 4-A, 6 & 7, **JOURNAL CENTER PHASE 2** zoned IP, located on MASTHEAD ST NE BETWEEN NORTH PINO INLET AND BARTLETT ST NE containing approximately 3 acre(s). (D-17) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**
17. **Project# 1010404**  
15DRB-70125 SKETCH PLAT REVIEW  
AND COMMENT  CARTESIAN SURVEYS agent(s) for COMMERCIAL SELF STORAGE, LLC request(s) the above action(s) for all or a portion of Lot(s) A AND B-1, CAMPBELL'S ADDITION zoned M-1, located on MESCALERO BETWEEN HEADINGLY AND SAN LORENZO containing approximately 2.0315 acre(s). (G-15) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**
18. Other Matters:  **Project # 1002848** – Site Plan for Building Permit Sign-Off.

**WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/25/15, THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING AND TO CITY ENGINEER FOR SUBDIVISION IMPROVEMENTS AGREEMENT AND FOR ADDITIONAL COMMENTS AS INDICATED BY HYDROLOGY/CITY ENGINEER.**

ADJOURNED: