



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

November 18, 2015

MEMBERS:

Jack Cloud..... DRB Chair
Racquel Michel Transportation Development
Kris Cadena ABCWUA
Rita HarmonCity Engineer
Carol Dumont..... Parks & Recreation

Angela Gomez ~ Administrative Assistant

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

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: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order 9:00 A.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business


NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

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

- 1. **Project# 1003478**
15DRB-70379 EPC APPROVED SDP
FOR BUILD PERMIT 


DEKKER PERICH SABATINI agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 8 (PREVIOUSLY TRACT A), **AVALON SUBDIVISION Unit(s) 5 (PREVIOUSLY UNIT 4)**, zoned SU-1 FOR R-2 USES, located on 90TH BETWEEN BLUEWATER AND LOS VOLCANES containing approximately 9.98 acre(s). (K-9) [Deferred from 10/21/15, 11/10/15] **DEFERRED TO 12/2/15**

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

2. **Project# 1010616**
15DRB-70389 VACATION OF PUBLIC RIGHT-OF-WAY
ISAACSON & ARFMAN, PA agents for MELLOY BROTHERS ENTERPRISES, INC request Vacation (closing) of Public Right of Way for **CHARLESTON STREET NE** between LOMAS BLVD NE and MARBLE AVE NE. (J-19)**WITHDRAWN,**
3. **Project# 1010646**
15DRB-70388 VACATION OF PUBLIC RIGHT-OF-WAY
ANDERSON WAHLEN & ASSOCIATES agents for MILLER FAMILY REAL ESTATE request Vacation (closing) of Public Right of Way for **VIRGINIA STREET NE** between LOMAS BLVD NE and ROMA AVE NE. (K-19) [*deferred to 12/9/16*] **DEFERRED TO 12/9/15**
[TO BE DEFERRED TO 12/9/16]
4. **Project# 1004404**
15DRB-70387 VACATION OF PUBLIC DRAINAGE EASEMENT
BOHANNAN HUSTON, INC agents for WOODMONT PASEO, LLC request Vacation (closing) of a Public Drainage Easement on Tract A, **VALLE PRADO UNIT 2** zoned SU-2/ VTSL, located at the western terminus of E. TREE LINE AVE nw, west of RAINBOW BLVD NW and north of WOODMONT AVE NW containing approximately 6.2 acres. (C-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.**
5. **Project# 1002202**
15DRB-70305 - AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION
15DRB-70308 SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS 
HUITT-ZOLLARS INC agents for WINROCK PARTNERS LLC request the referenced/ above actions for Tracts A-1-A-1-A-1-A thru E-1-A, **WINROCK CENTER ADDITION** and Tract B, **HUNT - SPECTRUM DEVELOPMENT** zoned SU-3, located on the south side of INDIAN SCHOOL RD NE between LOUISIANA BLVD NE and PENNSYLVANIA AVE NE containing approximately 83 acres. (J-19) [*Deferred from 9/23/15, 10/14/15, 10/28/15, 11/4/15, 11/10/15*] **WITH THE SIGNING OF THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/18/15, THE AMENDED SITE PLAN FOR BUILDING SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO WATER AUTHORITY FOR COMMENTS AND TO PLANNING FOR 15 DAY APPEAL PERIOD. A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE.**





6. **Project# 1006844**
15DRB-70351 - PRELIMINARY PLAT
15DRB-70352 - SIDEWALK WAIVER
15DRB-70353 - TEMPORARY
DEFERRAL OF SIDEWALK
CONSTRUCTION

MARK GOODWIN AND ASSOCIATES, P.A. agents for DRAGONFLY DEVELOPMENT LLC request the referenced/ above actions for a portion of Tract A-1, **LUTHERAN CHURCH IN AMERICA SUBDIVISION** zoned R-T, located on the north side of VICKREY DR NE between TRUCHAS DR NE and FRANTZ DR NE containing approximately 2.15 acres. (E-19) [Deferred from 10/21/15, 11/4/15] **DEFERRED TO 12/2/15.**

7. **Project# 1000965**
[TO BE HEARD AS 1006864]
15DRB-70370 EASEMENT VACATION
15DRB-70371 SIDEWALK WAIVER &
15DRB-70414 TEMP DEFERRAL
15DRB-70372 SUBDIVISION DESIGN
VARIANCE FROM MIN DPM STDS
15DRB-70373 PRELIMINARY PLAT
15DRB-70374 SITE DEVELOPMENT
PLAN FOR SUBDIVISION 

BOHANNAN HUSTON INC agents for WESTERN ALBUQUERQUE LAND HOLDINGS request the referenced/ above actions for Tract N-2-D, **WATERSHED SUBDIVISION** zoned SU-2/ PDA, located on the west side of TIERRA PINTADA BLVD NM between ARROYO VISTA BLVD NW and MIREHAVEN PARKWAY NW containing approximately 47.12 acres. (H-8) [Deferred from 11/4/15,11/18/15] **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE. THE SIDEWALK WAIVER WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE. A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/18/15 AND WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 11/13/15 THE PRELIMINARY PLAT WAS APPROVED. THE SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR THE 15 DAY APPEAL PERIOD.**

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

8. **Project# 1008799**
15DRB-70421 EXT OF SIA FOR TEMP
DEFR SDWK CONST  FLOYD DEVELOPMENT SERVICES, LLC agent(s) for
RCS - TRAILS 9-A, LLC request(s) the above action(s) for
all or a portion of Lot(s) 1-50, **TIERRA VISTA UNIT 1
AT THE TRAILS Unit(s) 1**, zoned VTRD, located on
WOODMONT AND UNIVERSE (C-9) **A TWO YEAR
EXTENSION TO THE AGREEMENT FOR THE
DEFERRAL OF SIDEWALKS WAS APPROVED.**
9. **Project# 1010404**
15DRB-70412 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL  CARTESIAN SURVEYS INC agent(s) for ANIC
DEVELOPMENT request(s) the above action(s) for all or a
portion of Lot(s) A AND b-1, **CAMPBELL'S ADDITON
NO 1** zoned M-1, located on MESCALERO RD NW
BETWEEN HEADINGLY AVE NW AND SAN
LORENZO AVE NW AND EAST OF 2ND ST containing
approximately 2.0505 acre(s). (G-15) **THE PRELIMINARY/
FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF
DELEGATED TO PLANNING FOR AGIS DXF, UTILITY
COMPANY SIGNATURES AND AMAFCA SIGNATURE.**
10. **Project# 1010617**
15DRB-70410 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL  DANIEL WEEKS request(s) the above action(s) for all or a
portion of **PERFECTO ARMIJO BROTHER'S
ADDITION** zoned SU-2 DNA SF, located on SLATE
AVE NW BETWEEN LOMAS NW AND MARBLE NW
containing approximately .1266 acre(s). (J-14) **THE
PRELIMINARY/ FINAL PLAT WAS APPROVED WITH
FINAL SIGN OFF DELEGATED TO THE WATER
AUTHORITY FOR WATER ACCOUNT CHANGE TO
REFLECT MULTI-FAMILY USE AND TO PLANNING FOR
AGIS DXF AND AMAFCA SIGNATURE.**
11. **Project# 1010665**
15DRB-70413 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL  ALPHA PRO SURVEYING LLC agent(s) for J & M
DISCOUNT TOWING LLC request(s) the above action(s)
for all or a portion of Lot(s) 16 TO 19, Block(s) A,
MONKBRIDGE ADDITION zoned M-1, located on
HEADINGLY AND 2ND ST NW containing approximately
1.169 acre(s). (G-15) **THE PRELIMINARY/ FINAL PLAT
WAS APPROVED WITH FINAL SIGN OFF DELEGATED
TO PLANNING FOR AGIS DXF AND AMAFCA
SIGNATURE.**

12. **Project# 1000384**
15DRB-70420 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 5, **EMIL MANN ADDITION** zoned R-2, located on SAN PABLO STREET SE BETWEEN ZUNI AVE SE AND BELL AVE SE containing approximately .31 acre(s). (L-19) **THE PRELIMINARY/ FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**
13. **Project# 1001579**
15DRB-70419 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 21-A, 22-A, 22-B, 23-A, 24-A, & 24-B, Block(s) 13, **EMIL MANN ADDITION** zoned R-2, located on ESPANOLA ST SE BETWEEN BELL AVE SE AND TRUMBULL AVE SE containing approximately .6328 acre(s). (L-19)**DEFERRED TO 12/2/16.**
14. **Project# 1010666**
15DRB-70415 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 5 THRU 9, Block(s) 6, **EMIL MANN ADDITION** zoned R-2, located on SAN PABLO BETWEEN ZUNI AND BELL containing approximately .7748 acre(s). (L-19) **THE PRELIMINARY/ FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**
15. **Project# 1010667**
15DRB-70416 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 16, 17, & 18, Block(s) 13, **EMIL MANN ADDITION** zoned R-2, located on ESPANOLA ST SE BETWEEN BELL AVE SE AND TRUMBULL AVE SE containing approximately .4649 acre(s). (L-19) **THE PRELIMINARY/ FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**
16. **Project# 1010668**
15DRB-70417 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 18, 19 & 20, Block(s) 4, **EMIL MANN ADDITION** zoned R-2, located on ESPANOLA BETWEEN ZUNI AND BELL containing approximately .4649 acre(s). (L-19) **THE PRELIMINARY/ FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**

17. Project# 1010669
15DRB-70418 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURV-TEK INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 4 THRU 8, Block(s) 5, **EMIL MANN ADDITION** zoned R-2, located on ESPANOLA BETWEEN ZUNI AND BELL containing approximately .7752 acre(s). (L-19) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE.**

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

18. Project# 1010655
15DRB-70402 SKETCH PLAT REVIEW
AND COMMENT 

ARCH & PLAN LAND USE CONSULTANTS agent(s) for JACOB L BARRERAS request(s) the above action(s) for all or a portion of Lot(s) 21 & 22, Block(s) 7-A, **LA MESA ADDITION Unit(s) 3**, zoned R-T, located on ALCAZAR ST NE BETWEEN COPPER AVE NE AND DONIMGO RD NE containing approximately .31 acre(s). (K-19) *[Deferred from 11/10/15]* **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

19. Other Matters: None.

ADJOURNED