



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

August 2, 2017

MEMBERS:

Jack Cloud..... DRB Chair
 Racquel Michel Transportation Development
 Kris Cadena ABCWUA
 Doug HughesCity Engineer
 Christina Sandoval..... 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# 1005283**
 17DRB-70073 EPC APPROVED SDP
 FOR SUBDIVISION



DEKKER/PERICH/SABATINI agent(s) for TITAN JOURNAL CENTER INVESTORS LLC request(s) the above action(s) for all or a portion of Tract(s) 2A-2A-2B-1-A, **PLAT OF TR 2A-2A-2B-1-A JOURNAL CENTER** zoned IP, located on HEADLINE BETWEEN JEFFERSON AND LANG NE containing approximately 6.4868 acre(s). (D-17) *[Deferred on 3/15/17]* **THE SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED.**

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


2. **Project# 1005280**
17DRB-70134 EPC APPROVED SDP FOR BUILD PERMIT
17DRB-70135 EPC APPROVED SDP FOR SUBDIVISION
17DRB-70181 VACATION OF PUBLIC WATERLINE EASEMENT
17DRB-70189 PRELIM/ FINAL PLAT 
- MARTIN GRUMMER, ISAACSON AND ARFMAN PA, and SURV-TEK INC agents for JMD-MCMAHON LLC request the referenced/ above action for a portion of Lots 2-9, **MCMAHON MARKET PLACE** zoned SU-1 FOR C-1 USES, located in the southeast corner of UNSER BLVD NW and MCMAHON BLVD NW containing approximately 14 acres. (A-11) **THE SITE DEVELOPMENT PLANS FOR BUILDING PERMIT AND SUBDIVISION WERE APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR PUBLIC SIDEWALK EASEMENT. 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 PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 15 DAY APPEAL PERIOD AND TO HYDROLOGY FOR CROSS LOT DRAINAGE EASEMENT.**
3. **Project# 1005354**
17DRB-70024 VACATION OF PORTIONS OF PUBLIC DRAINAGE, SEWER, WATER, AND GAS LINE EASEMENTS
17DRB-70057 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL 
- BOHANNAN HUSTON INC agents for SAWMILL COMMUNITY LAND TRUST request the referenced/ above action(s) for portions of Tract 2-D-1, **ARBOLERA DE VIDA UNIT 2B** zoned SU-2/ SU-1 FOR PRD & MICROBREWERY, located on the north side of BELLAMAH AVE NW between 18TH ST NW and 19TH ST NW containing approximately 2.5 acres. (H-13, J-13) *[Deferred from 7/19/17]* **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 PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR 12 FT. TRAIL EASEMENT AND TO PLANNING FOR 15 DAY APPEAL PERIOD.**
4. **Project# 1000649**
17DRB-70172 – SITE DEVELOPMENT PLAN FOR BUILDING PERMIT 
- STUDIO SOUTHWEST ARCHITECTS agents for IPMI 6 request the referenced/ above action for all or a portion of Tract 84E, **MRGCD MAP #35** zoned SU-1/ C-2 and located on the east side of 12TH ST NW between INDIAN SCHOOL RD NW and MENAUL BLVD NW containing approximately 3 acres. (H-13) *[Deferred from 7/19/17]* **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER AND TO PLANNING FOR WATER AVAILABILITY STATEMENT.**

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

5. **Project# 1002848**
17DRB-70199 MAJOR - 2YR SUBD IMP
AGMT EXT (2YR SIA)  PAT JOSEPH agent(s) for MILLER FAMILY REAL ESTATE LLC request(s) the above action(s) for all or a portion of Lot(s) A-1-A, **AMERICAN TOYOTA** zoned SU-1, located on ALAMEDA BETWEEN SAN PEDRO AND I-25 containing approximately 7 acre(s) (C-18) **THE ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED**
6. **Project# 1011149**
17DRB-70160 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
17DRB-70202 MINOR – SIDEWALK
WAIVER ARCH + PLAN LAND USE CONSULTANTS agent(s) for JIMMIE & DEBORAH MCDONALD request(s) the above action(s) for all or a portion of Tract(s) 133-A-1-A-1-A-2, zoned R-1, located on VALLE DEL SOL RD NW BETWEEN REGINA CIR AND ARENAL CANAL containing approximately 1.0014 acre(s). (J-11) *[Deferred from 6/21/17, 6/28/17, 7/26/17]* **INDEFINITELY DEFERRED.**
7. **Project# 1003655**
17DRB-70193 AMENDMENT TO
PRELIMINARY PLAT  SBS CONSTRUCTION , LLC agent(s) for SENEMAR, LLC request(s) the above action(s) for all or a portion of Lot(s) 17, Block(s) 1, Tract 2 Unit 3. **NORTH ALBUQUERQUE ACRES** zoned R-D (7DU/ACRE), located on WYOMING BLVD NE BETWEEN EAGLE ROCK AVE NE AND CLAREMONT AVE NW containing approximately 1.0034 acre(s). (C-19) *[Deferred from 7/26/17]* **THE AMENDED PRELIMINARY PLAT, WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT.**
8. **Project# 1005191**
17DRB-70200 EXT OF MAJOR
PRELIMINARY PLAT
15DRB-70264 MINOR – PRELIMINARY/
FINAL PLAT APPROVAL  THE GROUP agent(s) for SEVANO DEVELOPMENT, LLC request(s) the above action(s) for all or a portion of Lot(s) 13-20, Block(s) 29, Tract A Unit B, **NORTH ALBUQUERQUE ACRES**, zoned RD, located on LOUISIANA BLVD NE BETWEEN ALAMEDA BLVD NE AND SIGNAL AVE NE containing approximately 6.84 acre(s). (C-18) **A SIX MONTH EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR REAL PROPERTY SIGNATURE, AGIS DXF, UTILITY COMPANIES SIGNATURES AND AMAFCA SIGNATURE.**

9. **Project# 1011223**
17DRB-70196 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
17DRB-70197 SIDEWALK WAIVER
17DRB-70198 SUBDN DESIGN 
VARIANCE FROM MIN DPM STDS 
- ISAACSON AND ARFMAN PA agent(s) for LAS VENTANAS NM, INC request(s) the above action(s) for all or a portion of Lot(s) PORTIONS OF LOTS 18 & 19, **ALVARADO GARDENS Unit(s) 3**, zoned RA-2, located on CAMPBELL RD NW BETWEEN CAMPBELL CT NW AND GRIEGOS DRAIN containing approximately 2.0808 acre(s). (G-13) **INDEFINITELY DEFERRED.**

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

10. **Project# 1007015**
17DRB-70201 SKETCH PLAT REVIEW
AND COMMENT 
- STUDIO SOUTHWEST ARCHITECTS INC. agent(s) for ST. JOSEPH ON THE RIO GRANDE CATHOLIC CHURCH request(s) the above action(s) for all or a portion of Lot(s) X-1-A1, **UNIVERSITY OF ALBUQUERQUE URBAN CENTER** zoned SU-3, located on 5901 SAINT JOSEPHS AVE NW containing approximately 10 acre(s). (G-11) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

11. Other Matters:

- Project# 1011143**
17DRB-70054 MINOR - FINAL PLAT
APPROVAL
- PRECISION SURVEYS INC agents for MCDONALD'S USA LLC request the referenced/ above action(s) for portions of Lot 1-A, **SHELL SUBDIVISION No. 2**, zoned C-2, located on COORS BLVD NW and HANOVER RD NW containing approximately 1.3 acres. (J-11) *[Deferred on 4/26/17]*. **FINAL PLAT WAS APPROVED**

ADJOURNED.