DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

December 5, 2018

Kym Dicome .......................................................... DRB Chair
Racquel Michel ............................................ Transportation Development
Kris Cadena .......................................................... ABC Water Authority
Doug Hughes ..................................................... City Engineer/Hydrology
Ben McIntosh ..................................................... Code Enforcement

Angela Gomez ~ Administrative Assistant

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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 OF CASES WILL BE ANNOUNCED AT THE BEGINNING OF THE AGENDA.

NOTE: IF THE(APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW. PER THE DRB RULES OF PROCEDURE, AN INDEFINITE DEFERRAL REQUIRES A RE-APPLICATION AND REPAYMENT OF ALL APPLICATION FEES.

A. Call to Order:  9:00 A.M.
B. Changes and/or Additions to the Agenda

MAJOR CASES

1. Project# PR-2018-001402
   VA-2018-000173 – VARIANCE
   (Public Hearing)
   CONSENSUS PLANNING INC. agent(s) for GAMMA DEVELOPMENT, LLC request(s) the aforementioned action(s) for all or a portion of LOT 4-A & TRACT C-1 PLAT OF TRACTS C-1, C-2 & LOT 4-A LANDS OF SUZANNE H POOLE LOTS 1 THRU 3 BLK 1 PLAT OF WEST BANK ESTATES TOGETHER WITH TR A1 LANDS OF SUZANNE H POOLE, zoned R-A, located east of NAMASTE RD NW and south of LA BIENVENIDA PL NW, containing approximately 22.75 acre(s). (F-11 & F-12) [Deferred from 10/31/18, 11/7/18, 11/14/18, 11/28/18]

   PROPERTY OWNERS: DANIELS FAMILY PROPERTIES, LLC.
   REQUEST: VARIANCE TO SECTION 14-16-5-3(E)(2) OF THE IDO
2. Project# PR-2018-001811
   VA-2018-000193 – VARIANCE
   (Public Hearing)
   AUSTIN’S CARPORTS agent(s) for JUAN A. MEJIAS
   request(s) the aforementioned action(s) for all or a portion
   of LOT 11 BLOCK 13, CARLISLE DEL CERO, zoned R-1C,
   located at 4600 HILTON AVE NE, containing approximately
   0.179 acre(s). (G-17)
   PROPERTY OWNERS: MEJIAS JUAN
   REQUEST: PROPOSED CARPORT W/IN SETBACK

3. Project# PR-2018-001812
   VA-2018-000194 – VARIANCE
   (Public Hearing)
   AUSTIN’S CARPORTS agent(s) for JAMES E. PAYNE
   request(s) the aforementioned action(s) for all or a portion
   of LOT 23, BLOCK 13, ELDER HOMESTEAD ADDN, zoned R-1C,
   located at 905 GEORGIA ST SE, containing approximately 0.1722
   acre(s). (L-18)
   PROPERTY OWNERS: PAYNE JAMES E & SIGRID J
   REQUEST: PROPOSED CARPORT W/IN SETBACK

4. Project# PR-2018-001827
   VA-2018-000197 – VARIANCE
   (Public Hearing)
   AUSTIN’S CARPORTS agent(s) for JOE GARDIN request(s)
   the aforementioned action(s) for all or a portion of LOT 2, BLOCK 3,
   DESERT TERRACE UNIT 5, zoned R-1C, located at 6124 DOWNEY ST NE,
   containing approximately 0.1742 acre(s). (F-18)
   PROPERTY OWNERS: GAUDIN JOSEPH D & TERRY STEFANIE F
   REQUEST: PROPOSED CARPORT W/IN SETBACK

5. Project# PR-2018-001829
   VA-2018-000198 – VARIANCE
   (Public Hearing)
   RESPEC INC. agent(s) for SUNDOWNER HOSPITALITY INC.
   request(s) the aforementioned action(s) for all or a portion
   of LOTS 1 THRU 5 BLOCK 2 HUNING’S HIGHLAND ADDITION,
   zoned MX-FB-FX, located at 105 BROADWAY BLVD SE, containing approximately .8035
   acre(s). (K-14)
   PROPERTY OWNERS: SUNDOWNER HOSPITALITY LLC
   REQUEST: VARIANCE TO DPM REQUIREMENT FOR DEDICATING R/W
6. **Project# PR-2018-001361**  
**SD-2018-00105** - VACATION OF PUBLIC RIGHT OF WAY  
**SD-2018-00104** – VACATION OF PRIVATE EASEMENT  
(Public Hearing)  
TIERRA WEST LLC agent(s) for BEN E. KEITH COMPANY AND SWIRE PACIFIC HOLDINGS, INC. request(s) the aforementioned action(s) for all or a portion of LOT 1A BULK OF PLAT OF LOT 1-A UNSER TOWNE CROSSING + LOT 8 SUBD PLAT OF UNSER TOWNE CROSSING, zoned NR-BP, located on UNSER BLVD. NW between LOS VOLCANES RD NW and GALLATIN PL NW containing approximately 53.4218 acre(s). (J-10)  
**PROPERTY OWNERS:** BEN E KEITH CO AND SWIRE PACIFIC HOLDINGS, INC DBA SWITE COCA-COLA USA  
**REQUEST:** VACATE A REMNANT ROAD R/W AND PRIVATE ACCESS EASEMENT

7. **Project# PR-2018-001786**  
**SD-2018-00108** - VACATION OF EASEMENT  
(Public Hearing)  
MYERS, McCREADY & MYERS P.C. agent(s) for KKMM, LLC request(s) the aforementioned action(s) for all or a portion of LOTS 1 – 5 + 16’ STRIP, BLOCK B, DURAN & ALEXANDER ADDN, zoned MX-L, located at the SWC of 4TH ST NW and MOUNTAIN RD NW containing approximately .7816 acre(s). (J-14)  
**PROPERTY OWNERS:** WU CHUAN-TA & SUE JEAN TR WU LVT & LIU S DER S & CAFEN C LIU FAMILY LVT & CHENG S YUNG UTA &CHENG F CHUI CHENG LVT  
**REQUEST:** VACATE AN EASEMENT

8. **Project# PR-2018-001373**  
**SI-2018-00233** - SITE PLAN  
(Public Meeting)  
LEE GAMELSKY FCS agent(s) for CITY OF ALBUQUERQUE request(s) the aforementioned action(s) for all or a portion of TRACT OF LAND WITHIN NW/4 NW/4 NW/4 EXC A S’WLY POR SEC 33 T10N R2E, zoned NR-C, located at 10001 DE VARGAS RD SW west of 98th STREET SW, containing approximately 12.84 acre(s). (M-09)  
**PROPERTY OWNERS:** CITY OF ALBUQUERQUE  
**REQUEST:** SITE PLAN FOR A PROPOSED CITY COMMUNITY CENTER
SD-2018-00103 – PRELIMINARY PLAT  
(Public Hearing)  
SD-2018-00113 - FINAL PLAT  
(Public Meeting)  

TIERRA WEST LLC agent(s) for MONTANO 1-25 BEACH ACQUISITION PROPERTY LLC request(s) the aforementioned action(s) for all or a portion of PARCEL B-1+C-1 PLAT OF PARCELS C-1, C-2, C-3, C-4 & B-1, RENAISSANCE CENTER III, zoned NR-C, located on DESERT SURF CIRCLE NE between ALEXANDER BLVD, NE and MONTANO RD NE, containing approximately 23.8658 acre(s). (F-16)[Deferred from 11/14/18]  

PROPERTY OWNERS: MONTANO 1-25 BEACH PROPERTY LLC  
REQUEST: LOT LINE ADJUSTMENT, GRANTING OF EASEMENTS AND COMPLETE VACATION ACTION

10. Project# 1011598  
18DRB-70137 - VACATION OF PUBLIC RIGHT-OF-WAY  
18DRB-70138 - SIDEWALK VARIANCE  
18DRB-70139 - SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS  
18DRB-70140 - MINOR - PRELIMINARY/FINAL PLAT

BOB KEERAN request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 4, Tract(s) 3, NORTH ALBUQUERQUE ACRES Unit 3, zoned PD (RD/5DUA), located on VENTURA ST NE between SIGNAL AVE NE and ALAMEDA BLVD NE, containing approximately 2 acre(s). (C-20) [Deferred from 5/16/18, 6/13/18, 7/18/18 8/8/18, 9/12/18, 10/24/18]

MINOR CASES

11. Project# PR-2018-001681 (1003449)  
SI-2018-00194 – FINAL SIGN OFF OF EPC SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (18EPC-40032)  
(Public Meeting)

CONSENSUS PLANNING INC. agent(s) for JACKSON REAL ESTATE SERVICES INC. request(s) the aforementioned action(s) for all or a portion of TRACT 52 UNIT 2, TOWN OF ATRISCO GRANT, zoned PD, located on SUNSET GARDENS RD. SW, between 82ND ST SW and 86TH ST SW, containing approximately 6.1 acre(s). (L-09)](Deferred from 10/17/18, 11/7/18, 11/14/18, 11/28/18)  

PROPERTY OWNERS: MONTY CARRICO  
REQUEST: FINAL SIGN-OFF OF EPC SITE DEVELOPMENT PLAN FOR BUILDING PERMIT FOR AN 81 UNIT APARTMENT DEVELOPMENT

SKETCH PLAT

DRB 11/28/18
12. **Project# PR-2018-001809**  
**PS-2018-00042 – SKETCH PLAT**  

THE GROUP agent(s) for NAZISH LLC request(s) the aforementioned action(s) for all or a portion of LOT 31-A OF LOTS 31-A AND 32-A, BLOCK 4, TRACT 2, NORTH ALBUQUERQUE ACRES, zoned MX-L, located at 7011 SIGNAL AV NE south of ALAMEDA BLVD NE and east of LOUISIANA BLVD NE, containing approximately 0.4905 acre(s). (C-19)

**PROPERTY OWNERS:** VAGH FIROZ S & JABEEN TRUSTEES VAGH RVT  
**REQUEST:** SKETCH PLAT REVIEW AND COMMENT

13. **Project# PR-2018-001792**  
**PS-2018-00041 – SKETCH PLAT**  

THE GROUP agent(s) for NAZISH LLC request(s) the aforementioned action(s) for all or a portion of LOT 31 BLOCK 5 NORTH ALBUQUERQUE ACRES UNIT 3 TRACT 2, zoned MX-T, located at 7011 WILSHIRE AV NE east of LOUISIANA BLVD NE and south of SIGNAL AVE NE, containing approximately 1.56 acre(s). (C-19) [Deferred from 11/28/18]

**PROPERTY OWNERS:** SHAH SUBHAS & CHANDRIKA S  
**REQUEST:** SKETCH PLAT REVIEW AND COMMENT

14. **Other Matters:**

15. **MINUTES: November 28, 2018**

ADJOURNED.