DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

May 23, 2018

MEMBERS:

Kym Dicome ........................................ DRB Chair
Racquel Michel ................................... Transportation Development
Jon Ertsgaard ..................................... Water Authority
Doug Hughes ................................. City Engineer/Hydrology
Jason Coffey ................................... Parks & Recreation
Ben McIntosh .................................. Code Enforcement

Angela Gomez ~ Administrative Assistant

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

1. Project# 1011282
   17DRB-70166 MAJOR – SITE DEVELOPMENT PLAN/ SUBDIVISION
   17DRB-70168 MAJOR – SITE DEVELOPMENT PLAN/ BUILDING PERMIT
   ANDERSON WAHLEN & ASSOCIATES agents for WEST SEVENTY LLC request the referenced/ above actions for Unplatted Tracts in the Northwest Quarter of Section 15/ Township 11 North/ Range 2 East/ NW 1/4 S15 T11N R2E, zoned NR-BP (SU-2/VHRC), located on the west corner of PASEO DEL NORTE NW and UNSER BLVD NW containing approximately 33 acres. (C-10) [Deferred on 7-12-17, 8/16/17, 10/4/18, 12/13/17] DEFERRED TO 8/29/18.

2. Project# 1000874
   18DRB-70135 - VACATION OF PUBLIC EASEMENT
   18DRB-70136 - MINOR - PRELIMINARY/ FINAL PLAT APPROVAL
   TIERRA WEST LLC agent(s) for MONTANO I-25 BEACH AQUISITION PROPERTY LLC request(s) the above action(s) for all or a portion of Lot(s) B-1, RENAISSANCE CENTER III zoned NR-C (SU-1 FOR IP & AMUSEMENT FACILITY OF A PERMANENT CHARACTER (NOT ADULT ESTABLISHMENT)), located on DESERT SURF CIRCLE NE between ALEXANDER BLVD NE and MONTANO RD NE containing approximately 23.87 acre(s). (F-16) [Deferred on 5/16/18] DEFERRED TO 6/6/18.
3. **Project# 1010675**  
**18DRB-70120 MAJOR - SDP FOR BUILDING PERMIT**  
TIERRA WEST LLC agent(s) for CAMEL ROCK DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Lot(s) 1-5, **PASEO MARKETPLACE**, zoned **MX-M (SU-2 C-1/RC)**, located on **PASEO DEL NORTE NE** and **SAN PEDRO DR NE** containing approximately 4.07 acre(s).  
(Deferral from 5/2/18, 5/16/18)  
**DEFERRED TO 6/6/18.**

4. **Project# 1011527**  
**18DRB-70106 VACATION OF PUBLIC EASEMENT**  
**18DRB-70107 SIDEWALK WAIVER**  
**18DRB-70108 SUBDN DESIGN VARIANCE FROM MIN DPM STDs**  
**18DRB-70109 MINOR - TEMP DEFERRAL OF SIDEWALK CONSTRUCTION**  
**18DRB-70110 MAJOR - SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**  
**18DRB-70111 MAJOR - PRELIMINARY PLAT APPROVAL**  
BOHANNAN HUSTON INC agent(s) for PULTE GROUP request(s) the above action(s) for all or a portion of Lot(s) 7-10 AND 23-26, Tract(s) A, **NORTH ALBUQUERQUE ACRES** Unit(s) B, zoned **R-MH (SU-2/IP/NC)**, located on north of **SIGNAL AVE NE** and south of **ALAMEDA between SAN PEDRO DR NE** and **LOUISIANA BLVD NE** containing approximately 6.7 acre(s).  
(Deferral from 4/18, 5/2/18, 5/16/18)  
**WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/23/18 AND WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 5/8/18, THE PRELIMINARY PLAT WAS APPROVED. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT 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. A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT 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. THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING**

**MINOR CASES**

5. **Old Project #: 1010010**  
Application#:  
SD-2018-00005 - PRELIMINARY/ FINAL PLAT APPROVAL  
Agent: Bob Keeran agent for  
Applicant: Llave Enterprises Inc.  
Requests the above action for all or a portion of  
LOT 6-P1, BLOCK 6  
Subdivision: SIGNAL POINTE  
Address: 8901 SIGNAL POINTE LA NE, Albuquerque NM  
Current Zoning | Old Zoning | Zoning Atlas Pages | Application Acreage  
R-1D | R-D | C-20 | .41  
**DEFERRED TO 6/6/18.**
6. Old Project #: 1011184

Application#: SI-2018-00007 - SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (18EPC-40001)

Agent: Wooten Engineering agent for Applicant: Kaplan Paseo LLC

Requests the above action for all or a portion of

LOT 9A, BLOCK 10, SUBDIVISION N ABQ ACRES TR 2 UNIT 3

Subdivision: North ABQ ACRES TR 2 UNIT 3
Address: 7201 PASEO DEL NORTE NE, Albuquerque NM

Current Zoning | Old Zoning | Zoning Atlas Pages | Application Acreage
MX-L | SU-2 | C-19 | 0.7348

DEFERRED TO 6/6/18.

7. Old Project #: 1011551

Application#: SD-2018-00007 - PRELIMINARY/FINAL PLAT APPROVAL

Agent: Nicholas Nuccio

Requests the above action for all or a portion of

* 010 053 RAYNOLDS ADDN & E1/2 L11 LOT 10, BLOCK 53, SUBDIVISION RAYNOLDS ADDN

Subdivision: RAYNOLDS ADDN
Address: 1220 IRON AV SW, Albuquerque, NM

Current Zoning | Old Zoning | Zoning Atlas Pages | Application Acreage
R-T | SU-2 | K-13 | 0.122

INDEFINITELY DEFERRED.

8. Project# 1008585

18DRB-70113 EPC APPROVED SDP FOR BUILD PERMIT (18EPC-40004)

TIERRA WEST LLC agent(s) for UTILITY TRAILER SALES, INC request(s) the above action(s) for all or a portion of Tract(s) 3, AVALON SUBDIVISION, zoned NR-BP (SU-1for IP Uses & C-2 Permissive Uses with Exceptions), located on the NE corner of DAYTONA RD NW and 90th ST NW, south of I-40, containing approximately 5.6 acre(s). (J-9) [deferred from 4/11/18, 4/25/18, 5/2/18, 5/9/18, 5/16/18] DEFERRED TO 6/6/18.

9. Project# 1010868

18DRB-70152 MINOR - PRELIMINARY/FINAL PLAT APPROVAL

18DRB-70164 MINOR – VACATION OF PRIVATE EASEMENT

JOSH SKARSGARD agent(s) for CAMPBELL FARMS HOA request(s) the above action(s) for all or a portion of Lot(s) 1-P2, 2-P2, 4-P2, 5-P2, 6-P2, 7-P2, 8-A-P2, CAMPBELL FARMS SUBDIVISION, zoned R-A (RA-2), located on CAMPBELL FARM LANE NW between CAMPBELL RD NW and MATTHEW AVE NW containing approximately 3.14 acre(s). (G-13) [deferred from 5/16/18] THE PRELIMINARY/FINAL PLAT WAS APPROVED. THE VACATION OF PRIVATE EASEMENT WAS APPROVED.
10. **Project# 1011471**  
**18DRB-70127** MINOR - PRELIMINARY/ FINAL PLAT APPROVAL  
CARTESIAN SURVEYS INC agent(s) for SAMIR PATEL request(s) the above action(s) for all or a portion of Tract(s) 2-A-3-C & 2-A-3-D, **MCLEOD BUSINESS PARK**, zoned NR-C (C-3), located on JEFFERSON ST NE between MCLEOD RD NE and I-25 containing approximately 4.9556 acre(s). (F-17) [deferred from 4/25/18, 5/16/18] DEFERRED TO 6/6/18.

11. **Project# 1007489**  
**18DRB-70125** VACATION OF PRIVATE EASEMENT  
**18DRB-70126** MINOR - PRELIMINARY/ FINAL PLAT APPROVAL  
ISAACSON AND ARFMAN PA agent(s) for YES HOUSING, INC request(s) the above action(s) for all or a portion of Tract(s) B1, **WEST ROUTE 66 ADDITION II**, zoned MX-M (C-2), located on CENTRAL AVE NW and UNSER BLVD NW containing approximately 6.2218 acre(s). (K-10) [deferred from 4/25/18, 5/16/18] DEFERRED TO 6/6/18.

**SKETCH PLAT REVIEW AND COMMENT** (no action taken)

12. **Project# 1011362**  
**18DRB-70163** SKETCH PLAT REVIEW AND COMMENT  
BOKAY CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 16-D-2, **EL RANCHO GRANDE**, zoned R-1A, located on GIBSON BLVD SW between DELGADO AVE SW and 118TH ST SW containing approximately 16.5 acre(s). (N-8) THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

13. Other Matters:  
Minutes: May 16, 2018  
ADJOURNED.