DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

September 12, 2018

Kym Dicome .......................................................... DRB Chair
Racquel Michel ..................................................... Transportation Development
Kris Cadena .......................................................... Water Authority
Doug Hughes ....................................................... City Engineer/Hydrology
Christina Sandoval ................................................ Parks & Recreation
Ben McIntosh ....................................................... Code Enforcement

Angela Gomez ~ Administrative Assistant

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

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

PUBLIC HEARING


JOE SLAGLE ARCHITECT agent(s) for ROY SOLOMON request(s) the aforementioned action(s) for all or a portion of LOTS 1-6 & 29, BLOCK 29, UNIT B, NORTH ALBUQUERQUE ACRES, zoned NR-BP, located on ALAMEDA BLVD NE east of SAN PEDRO DR NE and north of SIGNAL AVE NE, containing approximately 5.24 acre(s). (C-18)

PROPERTY OWNERS: V MOD LLC
REQUEST: SITE PLAN APPROVAL FOR A COMMERCIAL DEVELOPMENT

   **DAC ENTERPRISES** agent(s) for **PETER GINERIS C/O CORNERSTONE CAPITAL** request(s) the aforementioned action(s) for all or a portion of LOTS A-F and LOTS 1-5, KIRKLAND ADDITION UNIT 3, zoned R-ML, located on BETHEL AVE SE between MULBERRY ST. SE and KIRTLAND PARK, containing approximately 2.0 acre(s). (M-15)

   **PROPERTY OWNERS:** ANDRE LEGER
   **REQUEST:** VACATION OF BETHEL AVENUE RIGHT-OF-WAY


   **ISAACSON & ARFMAN, PA** agent(s) for **LAS VENTANAS NM, INC.** request(s) the aforementioned action(s) for all or a portion of TRACT 2A and a portion of TRACT 3, KELLY TRACTS, zoned R-A, located on GABALDON RD SW between MOUNTAIN RD SW AND I-40, containing approximately 5.4812 acre(s). (H-12)

   **PROPERTY OWNERS:** DAVIDSON JANE BLACK
   **REQUEST:** SITE PLAN APPROVAL FOR A RESIDENTIAL CLUSTER DEVELOPMENT


   **MARK GOODWIN & ASSOCIATES, PA** agent(s) for **CEJA VISTA, LLC** request(s) the aforementioned action(s) for all or a portion of TRACTS RR-3-B and RR-3-C, WESTLAND SOUTH, zoned R-ML/MX-L, located on CEJA VISTA between DENNIS CHAVEZ and UNINCORPORATED AREAS, containing approximately 24.1149 acre(s). (P-9)

   **PROPERTY OWNERS:** ALBUQUERQUE RIO BRAVO PARTNERS LLC + PEORIA CAR WASH PARTNERS LLC
   **REQUEST:** REPLAT OF TWO TRACTS TO INCLUDE VACATION AND GRANTING OF EASEMENTS/R/W


   **DANIEL SOLARES JR.** agent(s) for **IPMI 6 LLC** request(s) the aforementioned action(s) for all or a portion of TRACT 84E, MRGCD MAP 35, zoned M-XM, located at 2500 12TH STREET between MENAUL BLVD NW and INDIAN SCHOOL RD NW, containing approximately 5.0 acre(s). (H-13-Z)

   **PROPERTY OWNERS:** US INDIAN SERVICE AND BUREAU OF INDIAN AFFAIRS
   **REQUEST:** SITE PLAN FOR RETAIL DEVELOPMENT
6. Project# PR-2018-001429  
SD-2018-00061 – VACATION OF PUBLIC RIGHT-OF-WAY  
PRECISION SURVEYS, INC agent(s) for DOS VIENTOS LLC request(s) the aforementioned action(s) for all or a portion of TRACT 15-A BLOCK 2, COMMERCIAL ADDITION, zoned NR-LM, located at 573 COMMERCIAL ST NE west of JOHN ST NE and NORTH of ROMA AVE NE, containing approximately 0.2048 acre(s). (J-19) [Deferred from 8/29/18]

PROPERTY OWNERS: DOS VIENTOS, LLC + CITY OF ALBUQUERQUE
REQUEST: TO VACATE A PORTION OF COMMERCIAL STREET R/W

7. 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 ALBQ 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]

PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: TO VACATE A PORTION OF COMMERCIAL STREET R/W

8. Project# PR-2018- 001195 (1007140)  
SD-2018-00037 – SITE DEVELOPMENT PLAN FOR SUBDIVISION (18EPC-10010)  
SD-2018-00020 – SKETCH PLAT  
MRWM agent(s) for CITY OF ALBUQUERQUE PARKS & RECREATION request(s) the above action(s) for all or a portion of Tracts 1-C-1 & 1-C-2, JUAN TABO HILLS UNIT 3A, zoned NR-PO-B, located on MONACHOS RD SE between JUAN TABO BLVD SE and VIA POSADA SE, containing approximately 27 acre(s). (M-22) [Deferred from 6/13/18, 7/11/18, 7/25/18, 8/15/18]

PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: DRB SIGN-OFF OF EPC SITE DEVELOPMENT PLAN FOR SUBDIVISION (3-8-2018) AND A SKETCH PLAT FOR REVIEW AND COMMENT

9. Project # PR-2018-001173 (1004245)  
SD-2018-00002 – MAJOR - PRELIMINARY PLAT  
SD-2018-00003 – VACATION OF PUBLIC EASEMENT  
SD-2018-00006 - VACATION OF RIGHT OF WAY  
VA-2018-00005 – SIDEWALK DEFERRAL  
VA-2018-00006 – SIDEWALK WAIVER  
MARK GOODWIN & ASSOCIATES PA agent(s) for ANASA WEST LLC request(s) the above action(s) for all or a portion of Block(s) 7-14, Portion of Lot 3, 4-9, 9-13, 12, 2-10, PARADISE HEIGHTS UNIT 5 SUBDIVISION and Lots L-N ANASAZI RIDGE UNIT 1, zoned R-1B and MX-L (R-1) located on MCMACHON BLVD NW east of WESTSIDE BLVD NW, containing approximately 6.98 acre(s). (A-10) [Deferred from 6/13/18, 7/11/18, 7/18/18, 8/12/18]

PROPERTY OWNERS: City of Albuquerque, COLLATZ LLC and Westway Homes LLC
REQUEST: APPROVAL OF AFOREMENTIONED ACTIONS (Expired April 2015)
10. Project# PR-2018-001327 (1001228)
SD-2018-00050 - PRELIMINARY PLAT
VA-2018-00057 – VARIANCE (S/W Waiver)
SD-2018-00051 – VACATION OR PRIVATE EASEMENT
SD-2018-00052 – VACATION OF PUBLIC EASEMENT
ISAACSON & ARFMAN agent(s) for LAS VENTANAS NM, INC. request(s) the aforementioned action(s) for all or a portion of TRACT 2A and a portion of TRACT 3, KELLY TRACTS, zoned R-A, located on GABALDON RD SW between MOUNTAIN RD. SW and I-40, containing approximately 5.4812 acre(s). (H-12) [Deferred from 8/22/18]
PROPERTY OWNERS: DAVIDSON JANE BLACK
REQUEST: SUBDIVIDE INTO RESIDENTIAL LOTS, WAIVER OF S/Ws AND VACATE PRIVATE AND PUBLIC EASEMENTS

11. Project# PR-2018-001326 (001388) (1005278)
SD-2018-00055 - FINAL PLAT
MARK GOODWIN & ASSOCIATES agent(s) for EASTSIDE DEVELOPMENT, INC. request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT for TRACTS A, B & C of JUAN TABO HILLS WEST, zoned PD, located at 10801 POCONO RD SE west of JUAN TABO BLVD SE and south of the TIJERAS ARROYO, containing approximately 19.2454 acre(s). (M-21) [Deferred from 8/22/18]
PROPERTY OWNERS: EASTSIDE DEVELOPMENT INC
REQUEST: SUBDIVIDE INTO RESIDENTIAL LOTS

12. Project# 1010656
18DRB-70160 - PRELIMINARY PLAT
18DRB-70161 - SITE DEVELOPMENT PLAN FOR BUILDING PERMIT
18DRB-70162 MINOR - TEMP DEFR SWDK CONST
THE GROUP agent(s) for PASHTOON KHALID A & NAFEESA request(s) the above action(s) for all or a portion of LOTS 28-30, BLOCK 30, NORTH ALBUQUERQUE ACRES Unit B TRACT A, zoned NR-BP (SU-2/IP), located on WILSHIRE AVE NE between SAN PEDRO DR NE and LOUISIANA BLVD NE, containing approximately 3 acre(s). (C-18) [Deferred from 6/6/18, 6/27/18, 7/18/18, 8/8/18, 8/29/18]

MINOR CASES

13. Project# PR-2018-001346 (1000682)
SD-2018-00072 - PRELIMINARY/FINAL PLAT
ARCH + PLAN LAND USE CONSULTANTS agent(s) for VMOD LLC request(s) the aforementioned action(s) for all or a portion of LOTS 1-6 & 29 BLOCK 29 UNIT B, NORTH ALBUQUERQUE ACRES, zoned NR-BP, located on ALAMEDA BLVD NE east of SAN PEDRO DR NE and north of SIGNAL AVE NE, containing approximately 5.6 acre(s). (C-18) [Deferred from 8/29/18]
PROPERTY OWNERS: VMOD LLC/ADIL AND HUMA RIZVI
REQUEST: REPLIT OF 7 EXISTING LOTS TO 5 LOTS

MARK GOODWIN & ASSOCIATES PA, agent(s) for EASTSIDE DEVELOPMENT INC request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT FOR TRACTS A, B & C JUAN TABO HILLS WEST & TRACT 1-A-1 CORRECTED PLAT FOR JUAN TABO HILLS UNIT 2, zoned PD, located on JUAN TABO BLVD between JUAN TABO HILLS and TIJERAS ARROYO, containing approximately 98.47 acre(s). (M-21) [Deferred from 8/22/18]

PROPERTY OWNERS: EASTSIDE DEVELOPMENT INC REQUEST: AMENDMENT TO THE APPROVED PRELIMINARY PLAT

SKETCH PLAT


WAYJOHN SURVEYING INC, agent(s) for ANDRE LEGER C/O PETER GINERIS request(s) the aforementioned action(s) for all or a portion of LOT A KIRTLAND ADDN UNIT 3, KIRTLAND PARK ADDN, zoned R-ML, located on MULBERRY STREET between GIBSON and SUNPORT, containing approximately 1.9826 acre(s). (M-15)

PROPERTY OWNERS: LEGER ANDRE REQUEST: CONSOLIDATION OF 11 LOTS INTO 7 LOTS

16. Other Matters:

MINUTES: August 29, 2018

ADJOURNED.