DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

September 19, 2018

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

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: 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

MAJOR CASES

1. Project # PR-2018-001554
VA-2018-00106 – VARIANCE (Public Hearing)

AUSTIN’S CARPORTS agent(s) for MIKE A. JARVIS request(s) the aforementioned action(s) for all or a portion of: LOT 14 BLOCK 13, CARLISLE DEL CERO, zoned R-1C, located at 4612 HILTON AVE. NE, containing approximately 0.179 acre(s). (G-17)

PROPERTY OWNERS: JARVIS MICHAEL A & DAWNA L
REQUEST: PROPOSED CARPORT W/IN SETBACK

BASED ON STAFF’S FINDINGS, THE VARIANCE WAS APPROVED.
<table>
<thead>
<tr>
<th>Project # PR-2018-001556</th>
<th>AUSTIN’S CARPORTS agent(s) for RUSSELL G. WRIGHT request(s) the aforementioned action(s) for all or a portion of: LOT 27 BLOCK 6, SNOW HEIGHTS ADDITION, zoned R-1B, located at 1721 UTAH ST NE, containing approximately 0.1538 acre(s). (J-19)</th>
</tr>
</thead>
<tbody>
<tr>
<td>(Public Hearing)</td>
<td>BASED ON STAFF’S FINDINGS, THE VARIANCE WAS APPROVED.</td>
</tr>
<tr>
<td>----------------------------</td>
<td>--------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>3. Project # PR-2018-001555</td>
<td>AUSTIN’S CARPORTS agent(s) for FILADELFIO LUCERO request(s) the aforementioned action(s) for all or a portion of: LOT 4 BLOCK 24, ACADEMY ACRES, zoned R-1C, located at 6406 AVENIDA LA COSTA NE, containing approximately 0.1639 acre(s). (E-18)</td>
</tr>
<tr>
<td>(Public Hearing)</td>
<td>BASED ON STAFF’S FINDINGS, THE VARIANCE WAS APPROVED</td>
</tr>
<tr>
<td>----------------------------</td>
<td>--------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>4. Project # PR-2018-001584</td>
<td>TIERRA WEST LLC agent(s) for UNIVEST – COORS ROAD LLC request(s) the aforementioned action(s) for all or a portion of: TRACT 3 PLAT OF TRACTS 1 THRU 4, COORS VILLAGE zoned MX-L, located at 4500 QUAKER HEIGHTS PL NW south of WESTERN TRAIL NE and west of COORS BLVD NE, containing approximately 13.5436 acre(s). (F-11-Z)</td>
</tr>
<tr>
<td>(1000032)</td>
<td>PROPERTY OWNERS: UNIVEST-COORS ROAD LLC REQUEST: EPC SITE PLAN -FINAL SIGN-OFF</td>
</tr>
<tr>
<td>SI-2018-00151 FINAL SIGN OFF OF EPC APPROVED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (08EPC-40031)</td>
<td></td>
</tr>
</tbody>
</table>
5. Project # PR-2018-001560  
SD-2018-00081 – VACATION OF PUBLIC EASEMENT  
(Public Hearing)

BOHANNAN HUSTON INC. agent(s) for SP ALBUQUERQUE LLC request(s) the aforementioned action(s) for all or a portion of TRACT A SUBDIVISION PLAT MAP FOR HOFFMANTOWN BAPTIST CHURCH and TRACT B-2 REPLAT OF TRACT B YORBA LINDA SUBDIVISION, zoned MX-L, located at 8888 HARPER RD NE west of VENTRUA ST NE and east of WYOMING BLVD NE, containing approximately 62.46 acre(s). (E-20)

PROPERTY OWNERS: HOFFMANTOWN BAPTIST CHURCH  
REQUEST: VACATION OF PUBLIC EASEMENTS  
DEFERRED TO OCTOBER 3RD, 2018.

6. Project # PR-2018-001564  
(1011337)  
SD-2018-00082 - VACATION OF PUBLIC EASEMENT  
(Public Hearing)

ARCH + PLAN LAND LAND USE CONSULTANTS agent(s) for BESTWAY INVESTMENTS LLC request(s) the aforementioned action(s) for all or a portion of: LOTS 5-8 BLOCK 1, DEL NORTE SUBDIVISION, zoned MX-M located at 7400 LOMAS BLVD NE, containing approximately 0.1239 acre(s). (K-19)

PROPERTY OWNERS: SKIDZ LLC  
REQUEST: VACATION OF A PUBLIC UTILITY EASEMENT  
THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO

7. Project# PR-2018-001346  
SI-2018-00110 – SITE PLAN  
SD-2018-00072- PRELIMINARY/FINAL PLAT  
(Public Meeting)

JOE SLAGLE ARCHITECT agent(s) for ROY SOLOMON & 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 5.24 acre(s). (C-18)  
[Deferred from 9/12/18]

PROPERTY OWNERS: VMOD LLC  
REQUEST: SITE PLAN APPROVAL FOR A COMMERCIAL DEVELOPMENT  
THE SITE PLAN WAS DEFERRED TO OCTOBER 31ST, 2018.  
THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR UTILITY COMPANIES SIGNATURES.
8. **Project# PR-2018-001429**  
**SD-2018-00061 – VACATION OF PUBLIC RIGHT-OF-WAY**  
(Public Hearing)  
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, 9/12/18]  
**PROPERTY OWNERS:** DOS VIENTOS, LLC + CITY OF ALBUQUERQUE  
**REQUEST:** TO VACATE A PORTION OF COMMERCIAL STREET R/W  
THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.  

9. **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, 7/25/18, 8/15/18, 9/12/18]  
**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  
THE SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED. THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.  

10. **Project # PR-2018-001511**  
**(1011232)**  
**SD-2018-00074 – PRELIMINARY/FINAL PLAT**  
(Public Meeting)  
TIERRA WEST LLC agent’s for GARCIA REAL ESTATE INVESTMENTS LLC request(s) the aforementioned action(s) for all or a portion of: TRACTS 1-3, RIO GRANDE CROSSING EAST zoned NR-LM + R-1D, located on RIO GRANDE BLVD north of SAIZ RD NW and south of Indian School RD NW, containing approximately 21.0060 acre(s). (H-13)  
**PROPERTY OWNERS:** GARCIA REAL ESTATE LLC  
**REQUEST:** CREATE ZONE TRACTS TO MEET EPC CONDITION OF APPROVAL  
THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING AND TRANSPORTATION.  

DRB 9/19/18
11. Project # PR-2018-001372 (1011435)
   SD-2018-00080 – PRELIMINARY/FINAL PLAT
   (Public Meeting)
   CARTESIAN SURVEYS INC. agent(s) for JONATHAN ARAGON request(s) the aforementioned action(s) for all or a portion of TRACT A-1 BULK LAND PLAT PARCELS A-1,B-1, D-1, E-1 AND F-1 FINELAND DEVELOPMENT, zoned MX-L, located 10751 FINELAND DR NW north of McMahon BLVD and east of UNSER BLVD NW, containing approximately 2.6847 acre(s). (A-11)

   PROPERTY OWNERS: C3D LLC & VILIA FALCONE LLC & GRAYLANDCORPORATION & SPRING FRANK L & ETAL
   REQUEST: SUBDIVIDE ONE LOT INTO 2
   INDEFINITELY DEFERRED.

12. Project # PR-2018-001566 (1011540)
    SD-2018-00083 – PRELIMINARY/FINAL PLAT
    (Public Meeting)
    ARCH + PLAN LAND USE CONSULTANTS agent(s) for NEW CAL INVESTMENTS request(s) the aforementioned action(s) for all or a portion of: LOTS 31 & 32 , zoned R-A, located at 2123 CANDELARIA NW, containing approximately .62 acre(s). (G-13)

    PROPERTY OWNERS: RUDOLPH RAMIREZ
    REQUEST: LOT LINE REALIGNMENT
    DEFERRED TO SEPTEMBER 26TH, 2018.

13. Project# PR-2018-001559 (1009721)
    SD-2018-00079 – VACATION OF PRIVATE EASEMENT
    (Public Hearing)
    BLAKE LEARMONTH request(s) the aforementioned action(s) for all or a portion of LOT 10-A-3-B PLATS OF LOTS 10-A-3-A and 10-A-3-B, ALVARADO GARDENS UNIT 2 zoned R-A, located at 2710 CAMPBELL RD NW, containing approximately .3588 acre(s). (G-12)

    PROPERTY OWNERS: FREED JOHN L & LAURA J
    REQUEST: VACATE PRIVATE TURN-AROUND EASEMENT
    THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.

SKETCH PLAT
PS-2018-00024 – SKETCH PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for
OPERATION 7212 LLC request(s) the aforementioned
action(s) for all or a portion of: LOTS 14 & 15 BLOCK 15,
ZUNI ADDITION zoned MX-M, located at 7212 MENAUL
between CHAMA ST. and MESILLA ST. containing
approximately .54 acre(s). (H-19)

PROPERTY OWNERS: OPERATION 7212 LLC
REQUEST: LOT CONSOLIDATION FROM 2 TRACTS INTO 1

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE
PROVIDED

15. Project# PR-2018-001561
PS-2018-00023 – SKETCH PLAT

CARTESIAN SURVEYS INC. agent(s) for PULTE HOMES OF
NEW MEXICO INC. request(s) the aforementioned action(s)
for all or a portion of LOT 99 AND 100, CORRECTION PLAT
OF DEL WEBB AT MIREHAVEN PHASE 2A zoned PC, located
at 2315 + 2309 GRANITE MOUNTAIN LOOP NW, containing
approximately 0.4081 acre(s). (H-8)

PROPERTY OWNERS: PULTE HOMES
REQUEST: LOT LINE ADJUSTMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE
PROVIDED

16. Other Matters:

Note: On the recording of this meeting
dated September 19, 2018, it was
erroneously announced as August 19,
2018.

17. MINUTES: September 12, 2018

ADJOURNED.