



**DEVELOPMENT REVIEW BOARD**

**Agenda**

**Plaza del Sol Building Basement Hearing Room**

**April 10, 2019**

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

***Angela Gomez ~ Administrative Assistant***

\*\*\*\*\*

**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**
- C. Approval of Amended Agenda**

**MAJOR CASES**

- 1. Project# PR-2018-001759**
- SD-2018-00129 –PRELIMINARY PLAT**
- VA-2018-00234 – DESIGN VARIANCE**
- VA-2019-00025 - SIDEWALK WAIVER**
- VA-2019-00026 - SIDEWALK DEFERRAL**
- VA-2019-00027 - DESIGN VARIANCE**
- (Public Hearing)**

**BOHANNAN HUSTON INC.** agent(s) for **WESTERN ALBUQUERQUE LAND HOLDINGS C/O GARRETT REAL ESTATE DEV.** request(s) the aforementioned action(s) for all or a portion of TRACT P WATERSHED SUBDIVISION, zoned PC, located on ARROYO VISTA BLVD NW near 118<sup>th</sup>/HIGH MESA, containing approximately 88.68 acre(s). (H-07, J-08, J-07) [*Deferred from 1/23/19, 2/13/19, 4/3/19*]

**PROPERTY OWNERS:**WESTERN ALBQ LAND HOLDINGS c/o GARRETT DEV CORP

**REQUEST:** SUBDIVIDE INTO 327 LOTS + 46 TRACTS AND DESIGN VARIANCES TO DPM AND WAIVER/ DEFERRAL OF S/WS

2. **Project# PR-2018-002134  
(1000539)**  
SI-2019-00056 - SITE PLAN  
(Public Meeting)

**JON ANDERSON** agent(s) for **HOPE CHRISTIAN SCHOOLS INC** request(s) the aforementioned action(s) for all or a portion of TRACT B PLAT OF TRACT B HOPE CHRISTIAN SCHOOL & LOT 23-A, BLOCK 11, TRACT A, NORTH ALBUQUERQUE ACRES, zoned MX-M, located on PALOMAS AV NE, south of PASEO DEL NORTE NE and east of SAN PEDRO DR NE, containing approximately 7.7 acre(s). (D-18)  
*[Deferred from 3/20/19]*

**PROPERTY OWNERS:** HOPE CHRISTIAN SCHOOLS INC  
**REQUEST:** SITE PLAN FOR ELEMENTARY SCHOOL EXPANSION

---

3. **Project# PR-2018-001996  
(1010401, 1004404)**  
SD-2019-00028 - AMENDMENT TO PRELIMINARY PLAT  
SD-2019-00023 – VACATION OF TEMPORARY PUBLIC ROADWAY EASEMENT  
SD-2019-00030 – VACATION OF A PUBLIC WATER EASEMENT  
SD-2019-00031 – VACATION OF A PUBLIC ROADWAY EASEMENT  
(Public Hearing)

**PRICE LAND AND DEVELOPMENT GROUP** agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT H, DURANGO UNIT 1 (AKA DURANGO UNITS 3A & 3B) , zoned R-1D, located on WOODMONT AVE between RAINBOW AVE and PASEO DEL NORTE BLVD, containing approximately 18.83 acre(s). (C-9)  
*[Deferred from 2/13/19, 2/27/19, 3/20/19, 3/27/19]*

**PROPERTY OWNERS:** PV TRAILS ALBUQUERQUE LLC  
**REQUEST:** AMEND PRELIMINARY PLAT FOR 35 RESIDENTIAL LOTS AND 1 TRACT

---

4. **Project# PR-2018-001996  
(1010401, 1004404)**  
SD-2019-00024 - PRELIMINARY PLAT  
VA-2019-00032 – TEMPORARY DEFERRAL OF SIDEWALK  
VA-2019-00031 – SIDEWALK WAIVER  
SD-2019-00029 – VACATION OF PUBLIC ROADWAY EASEMENT  
SD-2019-00025 – VACATION OF A PUBLIC WATER AND SANITARY SEWER EASEMENT  
(Public Hearing)

**PRICE LAND AND DEVELOPMENT GROUP** agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT H, DURANGO UNIT 1 (AKA DURANGO UNITS 4 & 5) , zoned R-1D, located on WOODMONT AVE between RAINBOW AVE and PASEO DEL NORTE BLVD, containing approximately 11.32 acre(s). (C-9)  
*[Deferred from 2/13/19, 2/27/19, 3/20/19, 3/27/19]*

**PROPERTY OWNERS:** PV TRAILS ALBUQUERQUE LLC  
**REQUEST:** PRELIMINARY PLAT FOR 39 RESIDENTIAL LOTS

---

5. **Project# PR-2018-001991 (1004404)**  
**SD-2019-00026** – PRELIMINARY PLAT  
**VA-2019-00033** – TEMPORARY DEFERRAL OF SIDEWALK  
**SD-2019-0027** – VACATION OF TEMPORARY PUBLIC DRAINAGE EASEMENT  
(Public Hearing)
- PRICE LAND AND DEVELOPMENT GROUP** agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT 6 BULK LAND PLAT OF THE TRAILS UNIT 3A & TRACT C CORRECTION PLAT OF VALLE PRADO UNIT 3 (AKA VALLE PRADO UNITS 4 & 5) , zoned R-1D, located on WOODMONT AVE between RAINBOW AVE and PASEO DEL NORTE BLVD, containing approximately 15.52 acre(s). (C-9) *[Deferred from 2/13/19, 3/6/19, 3/20/19, 3/27/19]*
- PROPERTY OWNERS:** PV TRAILS ALBUQUERQUE LLC  
**REQUEST:** PRELIMINARY PLAT FOR 93 RESIDENTIAL LOTS
- 

**MINOR CASES**

---

6. **Project# PR-2019-001405**  
**SD-2019-00061** - PRELIMINARY/FINAL PLAT  
(Public Meeting)
- CSI – CARTESIAN SURVEYS INC.** agent(s) for **NUEVO ATRISCO APARTMENTS LIMITED PARTNERSHIP** request(s) the aforementioned action(s) for all or a portion of TRACT A NUEVO ATRISCO, zoned MX-M, located west of UNSER BLVD NW and north of CENTRAL AVENUE NW, containing approximately 3.0871 acre(s). (K-10) *[Deferred from 4/3/19]*
- PROPERTY OWNERS:** CITY OF ALBUQUERQUE  
**REQUEST:** SUBDIVIDING EXISTING TRACT INTO 2 TRACTS
- 
7. **Project# PR-2018-001405 (1007489, 1007720)**  
**SD-2019-00020** – VACATION OF AN EASEMENT  
(Public Hearing)
- ISAACSON & ARFMAN, PA** agent(s) for **YES HOUSING, INC.** request(s) the aforementioned action(s) for all or a portion of TRACT A NUEVO ATRISCO, zoned MX-M, located west of UNSER BLVD NW and north of CENTRAL AVENUE NW, containing approximately 3.0871 acre(s). (K-10)*[Deferred from 2/13/19, 2/27/19, 3/6/19, 3/20/19, 3/27/19, 4/3/19]*
- PROPERTY OWNERS:** CITY OF ALBUQUERQUE  
**REQUEST:** VACATION OF PARKING EASEMENT
-

8. **Project# PR-2018-001881**  
**SD-2018-00119** – PRELIMINARY/FINAL  
PLAT (Public Meeting)  
**SD-2018-00118** – VACATION OF PUBLIC  
EASEMENT (Public Hearing)

**COMMUNITY SCIENCES** agent(s) for **WILLIAM E. GALBRETH LAND DEVELOPMENT** request(s) the aforementioned action(s) for all or a portion of TRACT C-2-A-1 PLAT OF TRACTS C-2-A-1 & C-2-A-2 SAUVIGNON SUBDIVISION, zoned PD, located at SAN ANTONIO DR NE near LOWELL DR NE and TENNYSON ST NE, containing approximately 1.7146 acre(s). (E-22) *[Deferred from 12/19/18, 4/3/19]*

**PROPERTY OWNERS:** WILLIAM E GALBRETH LAND DEVELOPMENTCO  
LLC

**REQUEST:** VACATE A PORTION OF A PUBLIC UTILITY EASEMENT AND  
SUBDIVIDE TRACT INTO 3 LOTS

---

9. **Project# PR-2018-001457**  
**SD-2019-00059** - PRELIMINARY/FINAL  
PLAT  
(Public Meeting)

**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **CARL HAWKINS** request(s) the aforementioned action(s) for all or a portion of LOT 13-A PLAT of LOTS 12-A & 13-A MAJOR ACRES, zoned R-1D, located at 924 MAJOR AV NW east of 12<sup>TH</sup> ST NW and south of CANDELARIA RD NW, containing approximately .8152 acre(s). (G-14) *[Deferred from 3/27/19]*

**PROPERTY OWNERS:** HAWKINS CARL P

**REQUEST:** SUBDIVIDE 1 EXISTING LOT INTO 2 LOTS

---

**SKETCH PLAT**

---

10. **Project# PR-2019-002274**  
**PS-2019-00025** – SKETCH PLAT

**NATHAN TROYER** request(s) the aforementioned action(s) for all or a portion of TRACTS 178B-2 & 177B-2A OF MRGCD MAP #35, zoned R-A, located on CAMILLO LANE NW between GABALDON RD NW and LEONORA DR NW, containing approximately .22 acre(s). (H-12)

**PROPERTY OWNERS:** TRUJILLO DAVID R & JANE M

**REQUEST:** CONSOLIDATE 2 TRACTS INTO 1 TRACT

---

11. **Project# PR-2019-002268**  
**PS-2019-00024** – SKETCH PLAT

**MELLIS SCHMIDT & LINDA CECIL** request(s) the aforementioned action(s) for all or a portion of LOT A4 REPLAT OF TRACT A OF PLAT OF LANDS OF MICHAEL J SNOW & E LIZABETH T SNOW, zoned R-A, located west of TRELIS DR NW between ORO VISTA RD NW and CASTANEDA RD NW, Albuquerque, NM, containing approximately 0.83 acre(s). (G-12)

**PROPERTY OWNERS:** SANDERS JAMES & FISK J MICHAEL

**REQUEST:** SUBDIVIDE 1 TRACT INTO 3 LOTS

---

**12. Project # PR-2019-002277  
(1002962)  
PS-2019-00026 – SKETCH PLAT**

RESPC agent(s) for **RAINBOW PASEO LLC** request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT OF TRACTS A, B AND C CANTATA AT THE TRAILS UNIT 2 (BEING A REPLAT OF TRACT OS-4 THE TRAILS UNIT 2 & TRACT A TAOS AT THE TRAILS UNIT 2) , zoned R-ML, located on OAKRIDGE ST NW west of UNIVERSE BLVD NW and north of TREE LINE AVE NW, containing approximately 3.26 acre(s). (C-9)

**PROPERTY OWNERS:** RV LOOP LLC  
**REQUEST:** SUBDIVIDE INTO 50 TOWNHOME LOTS

---

**13. Other Matters:**

**14. ACTION SHEET MINUTES:**

ADJOURNED.