



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

December 18, 2019

Jolene Wolfley..... DRB Chair
Jeanne Wolfenbarger Transportation
Kris Cadena Water Authority
Shahab BiazarCity Engineer/Hydrology
Jacobo Martinez.....Code Enforcement
Cheryl Somerfeldt.....Parks and Rec

Angela Gomez ~ DRB Hearing Monitor

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-2019-002184
(1001993)
SI-2019-00379 – SITE PLAN**

CONSENSUS PLANNING, INC. agent(s) for **GUARDIAN STORAGE** request(s) the aforementioned action(s) for all or a portion of: **TR G-1 PLAT OF TRACTS F-1 & G-1, ACADEMY PLACE SUBDIVISION**, zoned MX-L, located at **4909 JUAN TABO BLVD NE** between **OSUNA RD** and **MONTGOMERY BLVD**, containing approximately 2.3795 acre(s). (F-21)

PROPERTY OWNERS: SL JUAN TABO LAND LLC
REQUEST: SITE PLAN FOR DEVELOPMENT ON A SITE UNDER 5 ACRES WITHIN 330 FEET OF MAJOR PUBLIC OPEN SPACE

2. **Project # PR-2019-002559**
SD-2019-00222 – VACATION OF PUBLIC EASEMENT
SD-2019-00224 – VACATION OF PUBLIC EASEMENT
SD-2019-00225 – VACATION OF PUBLIC EASEMENT
SD-2018-00220 – PRELIMINARY/FINAL PLAT
- ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **AGGIES LLC** request(s) the aforementioned action(s) for all or a portion of: LOTS 1-A, 1-B,1-C and 1-D, BLOCK 10, **UNIVERSITY HEIGHTS ADDITION** zoned R-ML, **located on SILVER AVE between CORNELL DRIVE and STANFORD DRIVE**, containing approximately 0.334 acre(s). (K-16)
- PROPERTY OWNERS:** AGGIES, LLC
REQUEST: VACATE 3 PRIVATE EASEMENTS AND LOT CONSOLIDATION FROM 4 LOTS TO 2 LOTS
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3. **Project # PR-2019-002309**
SD-2019-00223 – VACATION OF PUBLIC EASEMENT
SD-2019-00226 – VACATION OF PUBLIC EASEMENT
SD-2019-00227 – VACATION OF PUBLIC EASEMENT
SD-2018-00221 – PRELIMINARY/FINAL PLAT
- CONSENSUS PLANNING INC.** agent(s) for **G & L INVESTMENTS and M&M CO.** request(s) the aforementioned action(s) for all or a portion of: LOT 1-A & LOT 5-A, **LA MIRADA SUBDIVISION**, zoned MX-M, located at **8330 MONTGOMERY BLVD NE between MONTGOMERY BLVD and LA MIRADA PL**, containing approximately 16.0374 acre(s). (G-19)
- PROPERTY OWNERS:** M & M CO
REQUEST: VACATE 3 PRIVATE EASEMENTS AND ASSOCIATED REPLAT OF PROPERTY
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4. **Project # PR_2018-001579**
SI-2019-00355 – SITE PLAN AMENDMENT
SI-2019-00354 – SITE PLAN
- MODULUS ARCHITECTS, INC** agent(s) for **DEEPESH KHOLWADWALA** request(s) the aforementioned action(s) for all or a portion of: PARCEL A-1-A-1-B SUBD PLAT TRS A-1-A-1-A & A-1-A-1-B WINROCK CENTER ADDN, PARCEL A-2 AND A-3 PLAT OF PARCELS A-1 THRU A-3 & PARCEL C-2A WINROCK CENTER ADDN + PARCEL C-2A1 SUBD PLAT PARCEL C-2A1 & C-2A2 WINROCK CENTER ADDN, PARCEL E1A WINROCK CENTER ADDITION, PARCEL D1A WINROCK CENTER ADDN REPLAT OF PARCEL D1 WINROCK CENTER ADDN AND PARCEL A-1-A-1-A-1-A **WINROCK CENTER ADDITION**, zoned MX-H, located at **2100 LOUISIANA BLVD NE**, containing approximately 83.00 acre(s). (J-19)*[Deferred from 11/20/19, 12/11/19]*
- PROPERTY OWNERS:** WINROCK PARTNERS LLCC/O GOODMAN REALTY
REQUEST: SITE PLAN AND SKETCH PLAT FOR WINROCK TOWN CENTER
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5. **Project #PR-2019-002677**
SI-2019-00252 – SITE PLAN

MODULUS ARCHITECTS, INC. agent(s) for **CARLISLE ASSOCIATES LP** request(s) the aforementioned action(s) for all or a portion of TRACTS A & B CARLISLE & INDIAN SCHOOL SUBDIVISION BEING A PART OF BLOCKS 16 & 17 AND A PART OF BLOCKS 14 & 15 NETHERWOOD PARK SECOND FILING EXCLUDING PORTIONS OUT TO R/W, zoned MX-M, located at the NEC of INDIAN SCHOOL RD NE and CARLISLE BLVD NE, containing approximately 10.2 acre(s). (H-16) *[Deferred from 8/21/19, 8/28/19, 9/18/19, 10/23/19, 10/30/19, 11/6/19, 12/4/19]*

PROPERTY OWNERS: CARLISLE ASSOCIATES C/O ROSEN ASSOC MGMT GROUP
REQUEST: 120,000+ SF RETAIL DEVELOPMENT

6. **Project # PR-2019-003092**
SD-2019-00210 - VACATION OF PUBLIC RIGHT-OF-WAY

TIERRA WEST agent(s) for **SWCW LLC** request(s) the aforementioned action(s) for all or a portion of: **LOT 9A, BLOCK 32, RIDGECREST ADDN and 3,600 SQUARE FEET OF ADJACENT PLATTED ALLEY**, zoned MX-M, located at **1425 SAN MATEO BLVD** between **SAN MATEO BLVD** and **GIBSON BLVD**, containing approximately 0.3657 acre(s). (L-17) *[Deferred from 12/11/19]*

PROPERTY OWNERS: SSCW LLC
REQUEST: VACATION OF PUBLIC RIGHT-OF-WAY

7. **Project #PR-2019-002651**
(1000530)
SD-2019-00133 – VACATION OF RIGHT OF WAY

TIERRA WEST LLC agent(s) for **AIRPORT PARKING** request(s) the aforementioned action(s) for all or a portion of **SUNPORT BLVD SE west of UNIVERSITY BLVD SE** containing approximately 0.1609 acre(s). (M-15) *[Deferred from 8/21/19, 9/11/19, 10/2/19, 10/19/19, 10/30/19, 11/20/19, 12/4/19]*

PROPERTY OWNERS: R & B LLC
REQUEST: VACATION OF A PORTION OF SUNPORT BLVD PUBLIC RIGHT-OF-WAY

8. **Project #PR-2019-002046**
(1010582, 1001515)
SI-2019-00032 - **SITE PLAN – DRB**

WILSON & COMPANY, agent(s) for COA SOLID WASTE MANAGEMENT DEPT., request(s) the aforementioned action(s) for all or a portion of a northerly portion of TRACT 107B1A1 excluding portions of Right of Way and excluding a northerly portion, TRACT 107B1A2 excluding portion of Right of Way, TRACT in the SW Corner – TRACT 107B1B, TRACT 108A3A1A, TRACT 108A3A1B, and TRACT 108A3B, TRACTS 108A1A1B1B & 108A1A2B2, TRACT 108A1A2B1A, TRACT 107B2A2 excluding Rights of Way, TRACT 107B2A1, excluding portion of Right of Way, MRGCD Map#33, zoned NR-LM, located at **4600 EDITH BLVD NE (SE corner of COMANCHE RD NE AND EDITH BLVD NE)**, containing approximately 22.0 acre(s). (G-15) [Deferred from 2/27/19, 3/27/19, 5/1/19, 5/22/19, 6/19/19, 7/31/19, 9/25/19]

PROPERTY OWNERS: CITY OF ALBUQUERQUE

REQUEST: SITE PLAN FOR NEW ADMIN BUILDING, VEHICLE MAINTENANCE BUILDING, BIN REPAIR/WELD SHOP BUILDING AND STORAGE AREA, GUARD SHACK, RECYCLING DROP OFF AREA, PARKING AREAS AND CNG FUELING STATION

MINOR CASES

9. **Project # PR-2019-003076**
SD-2019-00218 – PRELIMINARY/FINAL
PLAT

CSI – CARTESIAN SURVEYS INC. agent(s) for **C. DARYL FINLEY** request(s) the aforementioned action(s) for all or a portion of: LOTS 27 & 28, BLOCK 29, **NORTH ABQ ACRES TR A UNIT B**, zoned NR-BP, located at **6217 & 6221 SIGNAL AV NE, between SAN PEDRO DR NE between LOUISIANA BLVD NE**, containing approximately 1.7702 acre(s). (C-18)

PROPERTY OWNERS: FINLEY C DARRYL

REQUEST: COMBINE 2 EXISTING LOTS INTO 1 NEW LOT/GRANT EASEMENTS

10. **Project # PR-2019-003134**
SD-2019-00216 – AMENDMENT TO
INFRASTRUCTURE LIST

TIERRA WEST, LLC agent(s) for **MCLEOD REALTY** request(s) the aforementioned action(s) for all or a portion of: TRACT 2-A-3-C-2 PLAT FOR TRACTS 2-A-3-C-1 & 2-A-3-C-2 MCLEOD BUSINESS PARK (BEING COMPRISED OF TRACTS 2-A-3-C AND 2-A-3-D MCLEOD BUSINESS PARK, zoned NR-C, located at **4949 JEFFERSON ST NE between I-25 and JEFFERSON ST**, containing approximately 2.7762 acre(s). (F-17)

PROPERTY OWNERS: MCLEOD REALTY

REQUEST: MINOR AMENDMENT TO INFRASTRUCTURE LIST

11. **Project # PR-2019-001368**
SD-209-00219 – **PRELIMINARY/FINAL PLAT**

ALDRICH LAND SURVEYING agent(s) for **B & L REAL ESTATE HOLDINGS LLC** request(s) the aforementioned action(s) for all or a portion of: TRACTS 7-A & 7-B, **UNSER CROSSINGS**, zoned MX-M, located at **8020 CENTRAL AVE SW**, containing approximately 4.7196 acre(s). (K-10)

PROPERTY OWNERS: B&L LLC

REQUEST: DIVIDE 1 TRACT INTO 2 TRACTS

SKETCH PLAT

12. **Project # PR-2019-003152**
PS-2019-00124 – **SKETCH PLAT**

CSI – CARTESIAN SURVEYS INC. agent(s) for **CHELSEA GONZALES, DDS, LLC** request(s) the aforementioned action(s) for all or a portion of: TR C-1 PLAT OF TRACTS B-1 & C-1, LOT C1, **PASEO NUEVO 2 SUBDIVISION**, zoned MX-L, located at **6425 HOLLY AV NE**, Albuquerque, NM **between SAN PEDRO DR NE and VILLE COURT NE**, containing approximately 1.2676 acre(s). (C-18)

PROPERTY OWNERS: GC GONZALES LLC

REQUEST: SUBDIVIDE 1 EXISTING LOTS INTO 2 NEW LOTS

13. **Project # PR-2019-003132**
PS-2019-00123 – **SKETCH PLAT**

STEVE AND JENNA OSTROWSKI requests the aforementioned action(s) for all or a portion of: E 85FT LOTS 3 & 4 MAJOR ACRES & W 57FT 6IN LT 5 MAJOR ACRES, zoned R1-D, located at **1121 MAJOR NW, between 12TH STREET and 12th street** containing approximately 0.5542 acre(s). (G-14)

PROPERTY OWNERS: STEPHEN OSTROWSKI

REQUEST: SUBDIVIDE 1 EXISTING LOT INTO 2 LOTS

14. **Project # PR-2019-002268**
PS-2019-00125 – **SKETCH PLAT**

COMMUNITY SCIENCES CORPORATION agent(s) for **OUR LAND LLC** requests the aforementioned action(s) for all or a portion of: A4 REPLAT OF TRACT A OF PLAT OF LANDS OF MICHAEL J SNOW & ELIZABETH T SNOW LOT A4, SUBDIVISION SNOW--MICHAEL J & ELIZABETH, zoned MX-M, located at **2945 TRELIS NW between DECKER RD NW and CAMPBELL RD NW**, containing approximately 9.56 acre(s). (G-12)

PROPERTY OWNERS: OUR LANDS LLC

REQUEST: DIVIDE 1 LOTS INTO 3 NEW LOTS/GRANT EASEMENTS

15. Project # PR-2019-003169
PS-2019-00126 - **SKETCH PLAT**

RON HENSLEY/THE GROUP agent(s) for **CLEARBROOK INVESTMENTS, INC.** request(s) the aforementioned action(s) for all or a portion of: TR 401 UNIT 3 ATRISCO GRANT EXC NW'LY POR TO R/W LOT 401, **TOWN OF ATRISCO GRANT UNIT 3**, zoned MX-M, located on **SAGE RD SW between COORS and 75th STREET**, containing approximately 9.56 acre(s). (L-10)

PROPERTY OWNERS: HENRY SCOTT TRUSTEE HENRY RVT
REQUEST: SKETCH PLAT FOR COMMENTS ON SUBDIVISION OF TRACT INTO 62 LOTS

16. Other Matters:

17. ACTION SHEET MINUTES for
December 11, 2019

ADJOURN.