DEVELOPMENT REVIEW BOARD

Agenda
Plaza del Sol Building Basement Hearing Room

December 4, 2019

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

Angela Gomez ~ DRB Hearing Monitor

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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: DEFFERRAL 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-2019-003077
   SI-2019-00370 – SITE PLAN

   DEKKER, PERICH, SABATINI request(s) the aforementioned action(s) for all or a portion of: TR 6-A-1-C-1-A BLK C PLAT FOR LOTS 5-A-1, 5-A-2, 6-A-1-C-1-A AND 6-A-1-C-1-B BLOCK "C", LOUISIANA SUBDIVISION zoned MX-H, located at 2424 LOUISIANA BLVD NE, containing approximately 1.519 acre(s). (H-19)

   PROPERTY OWNERS: LBP PARTNERS LLC C/O ALLEN SIGMON REAL ESTATE
   REQUEST: SITE PLAN AMENDMENT
2. Project # PR-2019-003064  
SD-2019-00204 - EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (E-IIA)  
FELIX RABADI request(s) the aforementioned action(s) for all or a portion of: TRACT T-1-A-2A & T-1-A-2B, TOWN OF ALAMEDA GRANT zoned MX-L, located on the west side of GOLF COURSE RD NW between IRVING BLVD NW and the CALABACILLAS ARROYO, containing approximately 8.5 acre(s). (B-12)  
PROPERTY OWNERS: STAR TRUST INCORPORATED  
REQUEST: EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (E-IIA)

3. Project # PR-2019-003037  
SD-2019-00197 - EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (E-IIA)  
CONSENSUS PLANNING INC. agent(s) for 730 COORS LLC request(s) the aforementioned action(s) for all or a portion of: TRACT C-2-A-1-A-1 and TRACT C-2-A-1-A-2 PLAT FOR TRACTS C-2-A-1-A-1 & C-2-A-1-A-2, LANDS OF CAMPBELL, zoned MX-L, located at 730 COORS BLVD NW between GLENRIO RD NW and FORTUNA RD NW, containing approximately 3.817 acre(s). (J-11)  
PROPERTY OWNERS: KAPLAN 4TH STREET LLC, 730 COORS, LLC  
REQUEST: EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (E-IIA)

4. Project # PR-2019-003076  
SI-2019-00367 - SITE PLAN  
MODULUS ARCHITECTS INC. agent(s) for GYPSUM FLOORING request(s) the aforementioned action(s) for all or a portion of: LOT 27 and LOT 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 and LOUISIANA BLVD NE containing approximately 1.78 acre(s). (C-18)  
PROPERTY OWNERS: FINLEY C DARRYL  
REQUEST: DRB SITE PLAN
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]

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

6. Project #PR-2019-002277
   (1002962)
   SI-2019-00246 – SITE PLAN

   RESPEC INC 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, containing approximately 3.26 acre(s). (C-9) [Deferred from 8/15/19, 10/9/19]

   PROPERTY OWNERS: RV LOOP LLC
   REQUEST: 52 UNIT MULTI-FAMILY DEVELOPMENT

7. Project #PR-2019-002874
   (1000771)
   SD-2019-00172 – EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA)

   ALLEN SIGMON REAL ESTATE GROUP, LLC request(s) the aforementioned action(s) for all or a portion of TRACT C PLAT OF TRACTS A, B & C COTTONWOOD POINTE, zoned NR-BP, located at 9651 IRVING BLVD NW between IRVING BLVD NW and EAGLE RANCH RD NW, containing approximately 6.7675 acre(s). (B-13) [Deferred from 10/2/19, 10/16/19, 10/23/19]

   PROPERTY OWNERS: EAGLE VISTA LLC ATTN: BRAD B ALLEN
   REQUEST: EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT
8. Project #PR-2019-002380
   SI-2019-00219 - SITE PLAN
   MARTIN GRUMMER agent(s) for PETERSON PROPERTIES
   request(s) the aforementioned action(s) for all or a portion
   of LOTS 1-A AND 2 BLOCK 1 LANDS OF ATRISCO LAND
   GRANT, zoned NR-C, located at the SWC of CENTRAL AVE
   NW and 98th ST NW, containing approximately 9.0 acre(s).
   (L-9) [Deferred from 7/31/19, 9/18/19, 11/6/19]
   PROPERTY OWNERS: PPI II LLC
   REQUEST: RETAIL DEVELOPMENT

   (PR-2019-001345)
   SI-2019-00279 – SITE PLAN
   DEKKER, PERICH, SABATINI agent(s) for DBG PROPERTIES
   LLC requests the aforementioned action(s) for all or a
   portion of tract RR-3-A-1 WESTLAND SOUTH TRACTS RR-3-
   A-1 AND RR-3-A-2, zoned R-ML, located south of DENNIS
   CHavez BLVD SW and west of 98th ST SW, containing
   approximately 5.423 acre(s). (P-09) [Deferred from 9/11/19,
   9/25/19, 10/23/19, 10/30/19, 11/13/19]
   PROPERTY OWNERS: DBG PROPERTIES LLC
   REQUEST: 156 UNIT MULTIFAMILY DEVELOPMENT

    (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]
    PROPERTY OWNERS: R & B LLC
    REQUEST: VACATION OF A PORTION OF SUNPORT BLVD PUBLIC
    RIGHT-OF-WAY
11. **Project #PR-2019-002661**
SI-2019-00345 – **EPC SITE PLAN FINAL SIGN-OFF**

DEKKER/PERICH/SABATINI agent(s) for PRESBYTERIAN HEALTHCARE SERVICES request(s) the aforementioned action(s) for all or a portion of Tracts 1-A, 2-A, 3-A, 4-A and 9-A, Plat of Tract 1-A, 2-A, 3-A, 4-A and 9-A Presbyterian Hospital-Main Campus; Tracts 5, 6, and 7 Plat of Tracts 1 thru 9 Presbyterian Hospital- Main Campus Phase One; Tract 8-A Correction Plat of Tract 8-A Presbyterian Hospital- Main Campus Phase One, zoned MX-H, located south of Central AVE. SE, north of Lead AVE. SE, east of Oak ST. SE, and west of Sycamore ST. SE (1100 Central Ave. SE), containing approximately 28 acres. (K-15). [Deferred from 10/9/19, 11/6/19, 11/20/19]

**PROPERTY OWNERS:** PRESBYTERIAN HEALTHCARE SERVICES
**REQUEST:** SITE PLAN FOR 454,000 SF FOR HOSPITAL SUPPORT AND PATIENT ROOMS, 8,000 SF MECHANICAL AREA AND 405,276 SF FOR PARKING GARAGE. SITE PLAN APPROVED BY EPC 9-12-2019 (SI-2019-00250)

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**MINOR CASES**

12. **Project #PR-2018-001225**
SD-2019-00155 – **PRELIMINARY/FINAL PLAT**

ARCH + PLAN LAND USE CONSULTANTS agent(s) for KIRK AND JOYCE WESSELINK request(s) the aforementioned action(s) for all or a portion of TRACT 493, TOWN OF ATRISCO GRANT UNIT 7, zoned R-1C, located on 1119 86TH ST SW between SAGE RD SW and SAPPHIRE ST SW containing approximately 4.89 acre(s). (M-9) [Deferred from 8/28/19, 9/11/19, 10/30/19]

**PROPERTY OWNERS:** WESSELINK KIRK A & JOYCE D
**REQUEST:** SUBDIVIDE 1 LOT INTO 5 LOTS

13. **Project # PR-2018-001411**
SD-2019-00199 – **AMENDMENT TO INFRASTRUCTURE LIST**

TIERRA WEST, LLC agent(s) for MAVERIK, INC. requests the aforementioned action(s) for all or a portion of Lot A 8 REDIVISION, block 8, LA CUESTA SUBDIVISION, zoned MX-M, located at 650 JUAN TABO BLVD NE, between COPPER NE and JUAN TABO BLVD NE containing approximately 0.7448 acre(s). (K-22) [Deferred from 11/13/19]

**PROPERTY OWNERS:** MAVERIK INC
**REQUEST:** MINOR AMENDMENT TO INFRASTRUCTURE LIST
SD-2019-00198 – PRELIMINARY/FINAL PLAT

COMMUNITY SCIENCES CORPORATION agent(s) for MIRIAM M RAND & ONA PORTER requests the aforementioned action(s) for all or a portion of LT 5 PLAT of LOTS 1 -5 of the CORIANDA COURT SUBDIVISION, zoned R-A, located at 2619 CORIANDA CT NW, containing approximately 0.6937 acre(s). (G-13) [Deferred from 11/13/19]

PROPERTY OWNERS: RAND MIRIAM M & PORTER ONA
REQUEST: SUBDIVIDE ONE LOT INTO TWO NEW LOTS

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SKETCH PLAT

15. Project # PR-2019-003030
PS-2019-00118 – SKETCH PLAT

SUPREME INVESTMENTS, LLC request(s) the aforementioned action(s) for all or a portion of: PORTION OF TR B-1 PLAT OF LAND DIVISION OF TRACT B LAND OF MEL SANCHEZ & LATH & PLASTER SUPPLY CO INC., SANCHEZ–MEL & LATH & PLASTER SUPPLY COMPANY SUBDIVISION, zoned NR-LM, located at 5300 2ND ST NW, Albuquerque, NM between MONTANO and GRIEGOS, containing approximately 5.45 acre(s). (F-15)

PROPERTY OWNERS: CITY CHURCH OF ALBUQUERQUE INC
REQUEST: SUBDIVIDE EXISTING PARCEL INTO 2 TRACTS

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16. Project # PR-2019-002412
(1002134) PS-2019-00117 – SKETCH PLAT

SANDIA LAND SURVEYING LLC agent(s) for JOHN E AND CYNTHIA A. MECHENBIER request(s) the aforementioned action(s) for all or a portion of: TRACTS 18 & 19, LAS LOMITAS BUSINESS PARK, zoned NP-BP, located at 1300 & 1310 CUESTA ARIBA CT NE between EL PUEBLO NE and EL SEGUNDO AVE NE, containing approximately 2.0209 acre(s). (D-16)

PROPERTY OWNERS: LFT LAS LOMITAS LLC
REQUEST: COMBINE TRACTS 18 AND 19 OF THE LAS LOMITAS BUSINESS PARK

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17. Other Matters:

18. ACTION SHEET MINUTES for:
November 20th, 2019

ADJOURN