DEVELOPMENT REVIEW BOARD
Action Sheet Minutes
Plaza del Sol Building Basement Hearing Room

July 24, 2019

Kym Dicome..................................................................................... DRB Chair
Racquel Michel ................................................................................ Transportation
Kris Cadena ........................................................................................ Water Authority
Doug Hughes .................................................................................... City Engineer/Hydrology
Ben McIntosh .................................................................................... Code Enforcement
Christina Sandoval .......................................................................... Parks and Rec
Santiago Chavez ................................................................................ Ex-Officio Member, CAO

Angela Gomez ~ DRB Hearing Monitor

MAJOR CASES

1. Project #PR-2019-002573
   SI-2019-00190 – SITE PLAN
   VA-2019-00217 - WAIVER

   GARCIA/KRAEMER & ASSOCIATES agent(s) for JOHN JONES request(s) the aforementioned action(s) for all or a portion of LOT 5 BLOCK 17 TRACT 1 UNIT 3 A UNIT B NORTH ALBUQUERQUE ACRES, zoned PD, located at 8500 GLENDALE AVE NE, east of BARSTOW ST NE and west of VENTURA ST NE, containing approximately 0.8864 acre(s).
   (B-20)

   PROPERTY OWNERS: JONES MARK JOHN
   REQUEST: SF HOME WITH MAJOR INFRASTRUCTURE

   DEFERRED TO JULY 31ST, 2019.
2. **Project #PR-2018-001198**  
VA-2019-00111 - WAIVER  
SD-2019-00067 - VACATION OF PUBLIC EASEMENT  
VA-2019-00113 – TEMPORARY DEFERRAL OF SIDEWALK  
VA-2019-00143 - SIDEWALK WAIVER  
SD-2019-00068 – PRELIMINARY PLAT  

**PRICE LAND & DEVELOPMENT GROUP** agent(s) for **PV TRAILS ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACT 2 BULK LAND PLAT OF THE TRAILS UNIT 3A (BEING A REPLAT OF TRACTS 1 THRU 8, OS-1 & OS-2 THE TRAILS UNIT 3 & TRACT 12 THE TRAILS UNIT 2) (TO BE KNOWN AS CATALONIA), zoned R-1B & R-1D, located at west of WOODMONT AVE NW and south of PASEO DEL NORTE, containing approximately 20.2878 acre(s). (C-9)[Deferred from 4/24/19, 6/19/19]

**PROPERTY OWNERS**: WOODMONT PASEO LLC  
**REQUEST**: DEVELOPMENT OF A 78 RESIDENTIAL LOT SUBDIVISION  
**DEFERRED TO AUGUST 7TH, 2019.**

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

**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, 4/10/19, 5/8/19, 6/5/19, 6/26/19]

**PROPERTY OWNERS**: PV TRAILS ALBUQUERQUE LLC  
**REQUEST**: AMEND PRELIMINARY PLAT FOR 35 RESIDENTIAL LOTS AND 1 TRACT  
**DEFERRED TO JULY 31ST, 2019**

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

**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, 4/10/19, 5/8/19, 6/5/19, 6/26/19]

**PROPERTY OWNERS**: PV TRAILS ALBUQUERQUE LLC  
**REQUEST**: PRELIMINARY PLAT FOR 39 RESIDENTIAL LOTS  
**DEFERRED TO JULY 31ST, 2019.**
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

   **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, 4/10/19, 5/8/19, 6/5/19, 6/26/19]

   **PROPERTY OWNERS:** PV TRAILS ALBUQUERQUE LLC
   **REQUEST:** PRELIMINARY PLAT FOR 93 RESIDENTIAL LOTS

   **DEFERRED TO AUGUST 21ST, 2019**

6. **Project #PR-2018-001361**
   (1000845, 1006833)
   SI-2019-00106 – SITE PLAN

   **TIERRA WEST LLC** agent(s) for **BEN E. KEITH COMPANY** request(s) the aforementioned action(s) for all or a portion of LOT 1A BULK LAND PLAT of LOT 1-A UNSER TOWNE CROSSING, zoned NR-BP, located at UNSER BLVD NW between LOS VOLCANES RD NW and GALLATIN PL NW, containing approximately 50.35 acre(s). (J-9, J-10)[Deferred from 5/8/19, 6/5/19, 6/19/19, 7/10/19]

   **PROPERTY OWNERS:** BEN E. KEITH & SWIRE PACIFIC HOLDINGS INC
   DBA COCA COLA USA
   **REQUEST:** SITE PLAN FOR A DISTRIBUTION FACILITY


7. **Project #PR-2019-002423**
   SI-2019-00130 - SITE PLAN

   **SCOTT ANDERSON** agent(s) for **JIM ACHEN** request(s) the aforementioned action(s) for all or a portion of LOT 11, BLOCK 29, NORTH ALBUQUERQUE ACRES TRACT A UNIT B, zoned NR-BP, located at 6504 ALAMEDA BLVD NE, west of LOUISIANA BLVD NE, containing approximately 0.89acre(s). (C-18) [Deferred from 6/12/19, 7/10/19]

   **PROPERTY OWNERS:** ACHEN JAMES R TRUSTEE ACHEN FAMILY RVT
   **REQUEST:** SITE PLAN FOR A 8,125 SF WAREHOUSE/OFFICE BUILDING

   **DEFERRED TO AUGUST 21ST, 2019**
8. **Project #PR-2019-002331**  
SD-2019-00123 – VACATION OF PUBLIC EASEMENT  
**SD-2019-00108** – PRELIMINARY/FINAL PLAT  
RUPAL ENGINEER, DESIGN PLUS LLC agent(s) for SUNDANCE VILLAGE LIMITED PARTNERSHIP request(s) the aforementioned action(s) for all or a portion of LOTS 2-7 BLOCK 6 TRACTION PARK AND CITY ELECTRIC ADDITION, zoned MX-M, located on CENTRAL AVENUE SW north of NEW YORK AVE SW and west of CLAYTON ST SW, containing approximately 1.1483 acre(s). (J-12) SD-2019-00108 PP/FP Deferred from 6/5/19, 6/26/19, 7/10/19]  
**PROPERTY OWNERS:** SUNDANCE VILLAGE LIMITED PARTNERSHIP  
**REQUEST:** VACATION OF PUBLIC UTILITY EASEMENT AND CONSOLIDATE 6 LOTS INTO 1  
IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE VACATION AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.  

---

**MINOR CASES**

9. **Project #PR-2019-002635 (1006573)**  
SD-2019-00132 – PRELIMINARY/FINAL PLAT  
CSI – CARTESIAN SURVEY’S INC. agent(s) for DESERT HILLS CONGREGATION OF JEHOVAH’S WITNESS request(s) the aforementioned action(s) for all or a portion of LOTS 21 and 22, BLOCK 29, NORTH ALBUQUERQUE ACRES, zoned NR-BP, located on ALAMEDA BLVD NE between SAN PEDRO DR NE and LOUISIANA BLVD NE, containing approximately 1.6542 acre(s). (C-18)  
**PROPERTY OWNERS:** BORREGA DONALD ETAL TRUSTEE FOR DESERT HILLS CONGREGATION OF JEHOVAHS WITNESSES  
**REQUEST:** CONSOLIDATE 2 LOTS INTO 1 LOT  
DEFERRED TO JULY 31<sup>st</sup>, 2019.
10. **Project #PR-2018-001541**  
**SD-2019-00130 – PRELIMINARY/FINAL PLAT**  
ALDRICH LAND SURVEYING agent(s) for ALAMO CENTER LLC request(s) the aforementioned action(s) for all or a portion of TRACTS E-1 ALAMEDA WEST, zoned NR-C, located at 10131 COORS BLVD NW, north of SEVEN BAR LOOP NW and south of OLD AIRPORT AV NW containing approximately 11.6063 acre(s). (B-14)  

**PROPERTY OWNERS:** ALAMO CENTER LLC  
**REQUEST:** DIVIDE 1 TRACT INTO 2 TRACTS  
DEFERRED TO AUGUST 7TH, 2019.

---

**SKETCH PLAT**

11. **Project #PR-2019-002636**  
**PS-2019-00064 – SKETCH PLAT**  
ARCH + PLAN LAND USE CONSULTANTS agent(s) for EUGENE RANDOLPH request(s) the aforementioned action(s) for all or a portion of TRACT D-1 OF CANYON ACRES SUBDIVISION, zoned MX-H, located at 13031 CENTRAL AV NE west of TRAMWAY BLVD NE, containing approximately 3.55 acre(s). (L-22)  

**PROPERTY OWNERS:** RUDOLPH EUGENE  
**REQUEST:** SUBDIVIDE 1 TRACT INTO 2 TRACTS  
THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED


13. **ACTION SHEET MINUTES:** July 17th, 2019  
**APPROVED**  
ADJOURNED: 9:48