DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

June 5th, 2019

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

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: DEFFERRAL OF CASES WILL BE ANNOUCED 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-2019-001951
   SD-2019-00097 – PRELIMINARY PLAT

   WAYJOHN SURVEYING, INC. agent(s) for GODORI INVESTMENTS LLC, request(s) the aforementioned action(s) for all or a portion of LOT 11N, BLOCK 11, GUTIERREZ--OFIMIANO J LOWER TERRACE SUBDIVISION, zoned MX-M, located at 4516 WYOMING BLVD NE north of MONTGOMERY BLVD NE, containing approximately 1.2392 acre(s). (F-19)

   PROPERTY OWNERS: GODORI INVESTMENTS LLC
   REQUEST: CREATE 2 LOTS FROM ONE EXISTING LOT AND MAJOR INFRASTRUCTURE IMPROVEMENTS

DRB 6/5/19
2. **Project# PR-2019-002411 (1002739)**
   - SD-2019-00090 – EXTENSION OF PRELIMINARY PLAT
   - **CONSENSUS PLANNING INC.** agent(s) for **SUCCESS LAND HOLDINGS, LLC** request(s) the aforementioned action(s) for all or a portion of TRACTS B1 BULK LAND PLAT FOR ANDERSON HEIGHTS UNIT 4 + TRACTS A-1-A CORRECTION PLAT OF TRACTS A-1-A AND A-1-B ANDERSON HEIGHTS UNIT 4, zoned PD + R-1A, located on COLOBEL AVE SW south of AMOLE MESA AVE SW and north of 118th ST SW, containing approximately 82.9311 acre(s). (N-8)
   - **PROPERTY OWNERS:** SUCCESS LAND HOLDINGS LLCC/O PRICE LAND & DEVELOPMENT GROUP INC
   - **REQUEST:** EXTENSION OF THE PRELIMINARY PLAT

3. **Project# PR-2019-002412**
   - SD-2019-00095 - EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA)
   - VA-2019-00175 – EXTENSION OF TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION
   - **MARK GOODWIN & ASSOCIATES, PA** agent(s) for **VISTA DEL NORTE DEVELOPMENT, LLC** request(s) the aforementioned action(s) for all or a portion of LOS LOMITAS INDUSTRIAL PARK, zoned NR-BP, located on LAS LOMITAS DR NE south of EL PUEBLO RD NE, containing approximately 34.0 acre(s). (D-16)
   - **PROPERTY OWNERS:** VARIOUS LOT OWNERS
   - **REQUEST:** 2 YEAR SIDEWALK DEFERRAL EXTENSION AND 1 YEAR IIA EXTENSION

4. **Project #PR-2019-001560 (1007412)**
   - SI-2019-00140 – EPC SITE PLAN SIGN OFF
   - **CONSENSUS PLANNING, INC.** agent(s) for **SP ALBUQUERQUE, LLC** request(s) the aforementioned action(s) for all or a portion of TRACTS B-2 REPLAT OF TRACT B YORBA LINDA SUBDIVISION and PORTION OF TRACT A, HOFFMANTOWN BAPTIST CHURCH SITE, zoned MX-L, located on HARPER ROAD NE between VENTURA STREET NE and WYOMING BLVD NE, containing approximately 14.2 acre(s). (E-20)
   - **PROPERTY OWNERS:** HOFFMANTOWN BAPTIST CHURCH
   - **REQUEST:** EPC SITE PLAN SIGN-OFF FOR SENIOR LIVING FACILITY
5. **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]

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

6. **Project# 1011598**  
   **18DRB-70137 - VACATION OF PUBLIC RIGHT-OF-WAY**  
   **18DRB-70138 - SIDEWALK VARIANCE**  
   **18DRB-70139 - SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS**  
   **18DRB-70140 - PRELIMINARY/FINAL PLAT**

   **BOB KEERAN,** request(s) the aforementioned action(s) for all or a portion of lot(s) 17 & 18, Block(s) 4, Tract(s) 3, NORTH ALBQ ACRES Unit 3, zoned PD (RD/5DUA), located on VENTURA ST NE between SIGNAL AVE NE and ALAMEDA BLVD NE, containing approximately 2 acre(s). (C-20)  
   [Deferred from 5/16/18, 6/13/18, 7/18/18, 8/8/18, 9/12/18, 10/24/18, 12/5/18, 12/19/18, 1/9/19, 1/23/19, 2/13/19, 2/27/19, 3/20/19, 4/17/19, 4/24/19].

7. **Project# PR-2018-001759**  
   **SD-2018-00129 – PRELIMINARY PLAT**  
   **VA-2018-00234 – DESIGN VARIANCE**  
   **VA-2019-00025 – SIDEWALK WAIVER**  
   **VA-2019-00026 – VARIANCE -TEMP DEFERRAL OF S/W CONSTRUCTION**  
   **VA-2019-00027 – DESIGN VARIANCE**

   **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 118th/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, 4/10/19, 4/24/19, 5/8/19, 5/22/19].

   **PROPERTY OWNERS:** WESTERN ALBQ LAND HOLDINGS c/o GARRETT DEV CORP  
   **REQUEST:** SUBDIVIDE INTO 327 RESIDENTIAL LOTS + 46 TRACTS AND DESIGN VARIANCES TO DPM AND WAIVER/DEFERRAL OF S/WS
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). [Deferred from 2/13/19, 2/27/19, 3/20/19, 3/27/19, 4/10/19, 5/8/19]

Property Owners: PV Trails Albuquerque LLC

Request: Amend Preliminary Plat for 35 Residential Lots and 1 Tract

---

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). [Deferred from 2/13/19, 2/27/19, 3/6/19, 3/20/19, 3/27/19, 4/10/19, 5/8/19]

Property Owners: PV Trails Albuquerque LLC

Request: Preliminary Plat for 39 Residential Lots

---

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). [Deferred from 2/13/19, 3/6/19, 3/20/19, 3/27/19, 4/10/19, 5/8/19]

Property Owners: PV Trails Albuquerque LLC

Request: Preliminary Plat for 93 Residential Lots

---

**MINOR CASES**

DESIGN PLUS LLC agent(s) for PACIFICAP PROPERTIES 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)

PROPERTY OWNERS: VILLAGE LIMITED PARTNERSHIP
REQUEST: CONSOLIDATE 6 LOTS INTO 1


ARCH + PLAN LAND USE CONSULTANTS agent(s) for IRMA HOLGUIN request(s) the aforementioned action(s) for all or a portion of LOTS 11 & 12 BLK 2 JC MITCHELLS FIRST ADDITION, zoned R-1A, located at 222 SOUTHERN AVE SE between JESUS ST. SE and WILLIAM ST SE, containing approximately 0.972 acre(s). (L-14)

PROPERTY OWNERS: HOLGUIN IRMA
REQUEST: CONSOLIDATE 2 LOTS INTO 1


ARCH + PLAN LAND USE CONSULTANTS agent(s) for PHILLIP HOPPER request(s) the aforementioned action(s) for all or a portion of LOTS 8 & 9 BLK 3 GARCIA ADDITION, zoned R-1A, located at 1210 11TH ST NW between BELLAMAH AVE NW and ROSEMONT AVE NW, containing approximately 0.1243 acre(s). (X-XX)

PROPERTY OWNERS: HOPPER PHILIP
REQUEST: CONSOLIDATE 2 LOTS INTO 1

SKETCH PLAT


CSI – CARTESIAN SURVEYS, INC. agent(s) for DAVID MARISCO request(s) the aforementioned action(s) for all or a portion of LOT C RE-PLAT OF LOTS 5-A,5-B, 6-A, 6-B AND THE NORTH ONE-HALF OF LOTS 7-A, 7-B IN BLOCK 25, EMIL MANN ADDITION, zoned RM-L, located on CHARLESTON ST. SE between TRUMBULL AVE. SE and SOUTHERN AVE. SE, containing approximately 0.2715 acre(s). (L-19-Z)

PROPERTY OWNERS: MARSICO DAVID & RITA
REQUEST: SUBDIVIDING 1 LOT INTO 2
15. **Project# PR-2019-002465**  
**PS-2019-00042 – SKETCH PLAT**  
CSI – CARTESIAN SURVEYS, INC. agent(s) for THE SEIGEL GROUP NEVADA, INC. request(s) the aforementioned action(s) for all or a portion of PARCEL A & B-1 MENAUL DEVELOPMENT AREA, zoned NR-LM, located on UNIVERSITY BLVD NE between CLAREMONT AVE NE and MENAUL BLVD NE, containing approximately 5.47 acre(s). (H-15-Z)  

**PROPERTY OWNERS:** 2500 ALBUQUERQUE HOLDINGS LLC  
**REQUEST:** SUBDIVIDE 1 LOT INTO 2

---

16. **Project# PR-2019-002454**  
**SI-2019-00144 – SKETCH PLAT**  
TIM SOLINISK agent(s) for BERNALILLO COUNTY request(s) the aforementioned action(s) for all or a portion of LOT A & B & C & D & E BLK 1 ESTATE OF AMBROSIO GARCIA, LOTS 59-64 AND P - U ARMijo—PERFECTO & BROS ADDITION and LOTS 1-12 MANDELL BUSINESS AND RESIDENCE ADDITION and UNPLATTED LANDS, zoned MX-FB-UD, located on Tijeras Ave NW + 5th Street NW + Marquette Ave NW, containing approximately .281 acre(s). (J-14, K-14)  

**PROPERTY OWNERS:** BERNALILLO COUNTY  
**REQUEST:** CONSOLIDATION PLAT

---

17. **Other Matters:**

18. **ACTION SHEET MINUTES:** May 22, 2019

ADJOURNED.