DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

March 6th, 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

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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-2019-002063 (1003991)
   SD-2019-00036 – EXTENSION OF PRELIMINARY PLAT
   (Public Meeting)

   MARK GOODWIN & ASSOCIATES, PA agent(s) for VUELO, LLC request(s) the aforementioned action(s) for all or a portion of LT 1-P1-B3-P1, TRACT A, SAGE RANCH, zoned R-T, located on SNOWVISTA BLVD SW between SAGE RD SW and BENAVIDES RD SW, containing approximately 3.7742 acre(s). (M-9)

   PROPERTY OWNERS: VUELO LLC
   REQUEST: EXTENSION OF PRELIMINARY PLAT FOR A 32 RESIDENTIAL LOT SUBDIVISION
2. **Project# PR-2019-002079**  
SD-2019-00037 - VACATION OF RIGHT-OF-WAY  
(Public Hearing)  
**MRWM LANDSCAPE ARCHITECTS** agent(s) for **BEVERLY DONNELLAN** request(s) the aforementioned action(s) for all or a portion of LOT 10 and PORTIONS OF LOTS 9 & 11 BLOCK 18, PARKLAND HILLS ADDITION, zoned R-1D, located at 629 SIERRA DR. SE, containing approximately 0.354 acre(s). (L-17)

**PROPERTY OWNERS:** DONNELLAN MICHAEL J & BEVERLY L  
**REQUEST:** VACATE A PORTION OF LOMA LINDA PLACE SE

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3. **Project# PR-2019-002080**  
(1011527)  
SD-2019-00038 - FINAL PLAT  
(Public Meeting)  
**BOHANNAN HUSTON INC.** agent(s) for **PULTE DEVELOPMENT OF NEW MEXICO** request(s) the aforementioned action(s) for all or a portion of LOTS 7-10 and 23-26, BLOCK 29, NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B, zoned NR-BP, located on ALAMEDA BLVD between SAN PEDRO DR. and LOUISIANA BLVD., containing approximately 8.0088 acre(s). (C-18)

**PROPERTY OWNERS:** PULTE HOMES  
**REQUEST:** FINAL PLAT APPROVAL FOR A 34 LOT RESIDENTIAL DEVELOPMENT

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4. **Project# PR-2018-001914**  
(1009674, 1006801)  
SI-2019-00040 - SITE PLAN  
(Public Meeting)  
**TIERRA WEST, LLC** agent(s) for **GALLATIN DEVELOPMENT LLC & CLIFFORD ABQ C/O BURKE & ASSOCIATES LLC** request(s) the aforementioned action(s) for all or a portion of TRACT C BULK LAND PLAT of TRACTS A THRU D MERIDIAN BUSINESS PARK II (A REPLAT OF LOT 3 & TRACTS S-1A, S-2A-2 ATRISCO BUSINESS PARK UNIT 2), zoned NR-BP, located on GALLATIN PLACE NW between LOS VOLCANES RD NW and FORTUNA RD NW, containing approximately 22.4273 acre(s). (J-10)

**PROPERTY OWNERS:** GALLATIN DEVELOPMENT LLC & CLIFFORD ABQ C/O BURKE & ASSOCIATES LLC  
**REQUEST:** DRB SITE PLAN FOR A MAJOR EXPANSION

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5. **Project# PR-2019-002118**  
(1004073)  
VA-2019-00057 – EXTENSION OF INFRASTRUCTURE LIST  
(Public Meeting)  
**MARK GOODWIN & ASSOCIATES, PA** agent(s) for **JTH, LLC** request(s) the aforementioned action(s) for all or a portion of all TRACTS and LOTS, CORRECTION PLAT for VOLterra Village, zoned MX-M, located at JUAN TABO HILLS BLVD SE between MANACHOS RD SE and SILVER CHARM RD SE, containing approximately 25.84 acre(s). (M-21)

**PROPERTY OWNERS:** JTH LLC, LGI HOMES and VARIOUS PROPERTY OWNERS  
**REQUEST:** EXTENSION OF SIDEWALK DEFFERAL
6. 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 118th/HIGH MESA, containing approximately 88.68 acre(s). (H-07, J-08, J-07) [Deferred from 1/23/19, 2/13/19]  
   PROPERTY OWNERS: WESTERN ALBQ LAND HOLDINGS c/o GARRETT DEV CORP  
   REQUEST: PRELIMINARY PLAT TO SUBDIVIDE INTO 327 LOTS + 46 TRACTS AND DESIGN VARIANCES TO DPM AND WAIVER/ DEFERRAL OF S/WS

7. Project# PR-2018-001991  
   (1004404)  
   SD-2019-00026 – PRELIMINARY PLAT  
   VA-2019-00033 – TEMPORARY DEFERRAL OF SIDEWALK  
   SD-2019-00027 – 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, 2/27/19]  
   PROPERTY OWNERS: PV TRAILS ALBUQUERQUE LLC  
   REQUEST: PRELIMINARY PLAT FOR 93 RESIDENTIAL LOTS

MINOR CASES

8. Project# PR-2018-001431  
   SD-2019-00055 – PRELIMINARY/FINAL PLAT  
   (Public Meeting)  
   CSI – CARTESIAN SURVEYS INC. agent(s) for CITY OF ALBUQUERQUE FIRE DEPARTMENT AND DEPARTMENT OF MUNICIPAL DEVELOPMENT request(s) the aforementioned action(s) for all or a portion of PARCEL D WITHIN LOT 23, BLOCK 31, SNOW HEIGHTS ADDN and VACATED PORTIONS OF SNOW HEIGHTS CIRCLE NE, zoned MX-M, located on MENAUL BLVD NE, west of EUBANK BLVD NE and east of GLORIETA ST NE, containing approximately 1.2105 acre(s). (H-20)  
   PROPERTY OWNERS: J&J HEIGHTS LLC  
   REQUEST: PLAT FOR NEW FIRE STATION #9
9. Project# PR-2018-001431 (1001081)
   Si-2019-00059 — FINAL SIGN OFF OF EPC SITE PLAN(18EPC-40037)
   (Public Meeting)
   CONSENSUS PLANNING, INC. agent(s) for CITY OF ALBUQUERQUE, FIRE DEPARTMENT AND DEPARTMENT OF MUNICIPAL DEVELOPMENT request(s) the aforementioned action(s) for all or a portion of PARCEL D WITHIN LOT 23, BLOCK 31, SNOW HEIGHTS ADDN and VACATED PORTIONS OF SNOW HEIGHTS CIRCLE NE, zoned MX-M (NR-SU), located on MENAUL BLVD NE, west of EUBANK BLVD NE and east of GLORIETA ST NE, containing approximately 1.2105 acre(s). (H-20)
   PROPERTY OWNERS: CITY OF ALBUQUERQUE
   REQUEST: EPC SITE PLAN SIGN OFF FOR FIRE STATION #9

    SD-2019-00053 — PRELIMINARY/FINAL PLAT
    SD-2019-00063 — SIDEWALK VARIANCE
    SD-2019-00064 — STREET WIDTH VARIANCE
    SD-2019-00065 — RIGHT-OF-WAY WIDTH VARIANCE
    (Public Hearing)
    COMMUNITY SCIENCES agent(s) for NISLY HOMES, LLC request(s) the aforementioned action(s) for all or a portion of LOT 2 SHAMROCK ADDN & TR 101-C MRGCD MAP 34, zoned MX-L, located at 2415 MATTHEW AV NW west of RIO GRANDE BLVD NW and north of DON QUIXOTE DR NW, containing approximately 0.233 acre(s). (G-12)
    PROPERTY OWNERS: US BANK
    REQUEST: SUBDIVIDING 2LOTS INTO 3

11. Project# PR-2018-001596 (1006742)
    SD-2019-00052 — PRELIMINARY/FINAL PLAT
    (Public Meeting)
    THOMAS D. JOHNSTON, PS, PE agent(s) for JOHN W. DAUGHERTY request(s) the aforementioned action(s) for all or a portion of LOT 5, BLOCK 2, RHODE’S SANDIA VISTA ADDN and LOT 10-A, BLOCK 14, EAST CENTRAL BUSINESS ADDN, zoned MX-M & R-1C, located on DOROTHY ST NE, east of SKYLINE RD NE and south of BUENA VENTRUA RD NE, containing approximately 0.5465 acre(s). (L-21)
    PROPERTY OWNERS: DAUGHERTY JOHN W & SUSAN L
    REQUEST: LOT LINE ADJUSTMENT

12. Project# PR-2019-002149
    SD-2019-00054 — INFRASTRUCTURE LIST AMENDMENT
    (Public Meeting)
    RIO GRANDE ENGINEERING agent(s) for MILLER FAMILY TRUST request(s) the aforementioned action(s) for all or a portion of TRACT A-1-A SUBDIVISION PLAT OF TRACTS A-1-A AMERICAN TOYOTA (BEING A RE-PLAT OF TRACTS A-1 AND B-1, AMERICAN TOYOTA & LOTS 15 THRU 18, BLOCK 10, TRACT A, UNIT B NORTH ALBUQUERQUE, zoned MX-M, located at the NWC of ALAMEDA BLVD NE and SAN PEDRO DR NE, containing approximately 10.134 acre(s). (C-18)
    PROPERTY OWNERS: MILLER LAWRENCE H & KAREN G
    REQUEST: MINOR AMENDMENT TO INFRASTRUCTURE LIST
13. **Project# PR-2018-001584**
     - (Public Meeting)

   TIERRA WEST, LLC agent(s) for UNIVEST-COORS ROAD LLC request(s) the aforementioned action(s) for all or a portion of TRACT 3 PLAT OF TRACTS 1 THRU 4 COORS VILLAGE SUBDIVISION, zoned MX-L, located at the SWC of COORS BLVD NW and WESTERN TRAILS NW, containing approximately 13.5436 acre(s). (F-11) [Deferred from 2/20/19]

   **PROPERTY OWNERS:** UNIVEST-COORS ROAD LLC
   **REQUEST:** EPC SITE PLAN FOR SENIOR LIVING DEVELOPMENT

14. **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 PLAT & VACATION REQUEST FOR TRACTS A & B WEST ROUTE 66 ADDN, zoned MX-M, located west of UNSER BLVD NW and north of CENTRAL AVENUE NW, containing approximately 6.2218 acre(s). (K-10) [Deferred from 2/13/19, 2/27/19]

   **PROPERTY OWNERS:** CITY OF ALBUQUERQUE
   **REQUEST:** VACATION OF PARKING EASEMENT

15. Other Matters:

16. **Action Sheet MINUTES:** February 27, 2019

   ADJOURNED.