



**DEVELOPMENT REVIEW BOARD**  
**Agenda**

Plaza del Sol Building Basement Hearing Room

**November 13, 2109**

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*

- 1. **Project # PR-2019-002544**  
SD-2019-00187 – **PRELIMINARY PLAT**  
SD-2019-00188 – **VACATION OF PUBLIC**  
**SEWER EASEMENT**  
SD-2019-00189 - **VACATION OF PUBLIC**  
**EASEMENT**  
SD-2019-00190 – **VACATION OF RIGHT**  
**-OF-WAY**


**HIGH MESA CONSULTING GROUP** agent(s) for **CITY OF ALBUQUERQUE, DMD, CULTURAL SERVICES** request(s) the aforementioned action(s) for all or a portion of REPLAT OF BLK 2, **LOMA VERDE SUBDIVISION**, REPLAT OF BLK 3 LOMA VERDE SUBDIVISION and GROVE ST between CHICO RD and CENTRAL AVE, zoned MX-M, located at 7667 CENTRAL AVE NE, between SAN PABLO NE and CHARLESTON ST NE, containing approximately 4.7928 acre(s). (D-19)

**PROPERTY OWNERS:** CITY OF ALBUQUERQUE

**REQUEST:** VACATION OF RIGHT-OF-WAY, VACATION OF PUBLIC EASEMENTS, PRELIMINARY PLAT APPROVAL

**THE PRELIMINARY PLAT IS DEFERRED TO DECEMBER 11<sup>TH</sup>, 2019.**

**IN THE MATTER OF THE AFOREMENTIONED VACATION APPLICATION ACTIONS, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE VACATIONS. APPLICATION SD-2019-00188, VACATION OF PUBLIC SEWER EASMENT IS APPROVED WITH THE CONDITION OF A PAPER EASEMENT.**

2. **Project #PR-2019-002770**  
**(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 98<sup>th</sup> ST SW**, containing approximately 5.423 acre(s). (P-09) *[Deferred from 9/11/19, 9/25/19, 10/23/19, 10/30/19]*


**PROPERTY OWNERS:** DBG PROPERTIES LLC  
**REQUEST:** 156 UNIT MULTIFAMILY DEVELOPMENT

**DEFERRED TO DECEMBER 4<sup>TH</sup>, 2019.**

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**MINOR CASES**


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3. **Project # PR-2019-002758**  
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)

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

**DEFERRED TO DECEMBER 4<sup>TH</sup>, 2019.**

4. **Project # PR-2019-002465**  
(1011504)  
SD-2019-00200 – **PRELIMINARY/FINAL PLAT**  


**CSI – CARTESIAN SURVEYS INC.** agent(s) for **THE SIEGEL GROUP NEVADA INC.** requests the aforementioned action(s) for all or a portion of tract(s) B-1, **MENAU SUBDIVISION**, zoned NR-LM, located at **2500 UNIVERSITY BLVD** between **CLAREMONT AVE NE** and **MENAU BLVD NE**, containing approximately 4.8489 acre(s). (H-15)

**PROPERTY OWNERS:** 2500 ALBUQUERQUE HOLDINGS  
**REQUEST:** SUBDIVIDE 1 EXISTING LOT INTO 2 NEW LOTS, GRANT EASMENTS

**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 PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO: TRANSPORTATION FOR COMMENTS AND TO PLANNING FOR UTILITY COMPANIES SIGNATURES AND AGIS DXF.**

5. **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)

PROPERTY OWNERS: MAVERIK INC

REQUEST: MINOR AMENDMENT TO INFRASTRUCTURE LIST

**DEFERRED TO DECEMBER 4<sup>TH</sup>, 2019.**

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6. **Project # PR-2018-001695**  
(1003445)  
SD-2019-00167 – **AMENDMENT TO**  
**INFRASTRUCTURE LIST**




**HUITT-ZOLLARS** agent(s) for **NOVUS PROPERTIES LLC – MICHAEL MONTOYA** requests the aforementioned action(s) for all or a portion of tracts A2B of PLAT OF TRACTS A2A & A2B **FOUNTAIN HILLS PLAZA SUBDIVISION** AND TRACTS B, C, E & F PLAT OF FOUNTAIN HILLS PLAZA SUBDIVISION, zoned NR-C, located on **NUNZIO AV NW**, north of **PASEO DEL NORTE NW** and **west of EAGLE RANCH RD NW**, containing approximately 4.6606 acre(s). (C-12)  
*[Deferred from 9/18/19, 9/25/19, 10/2/19, 10/9/19, 10/16/19, 10/23/19, 10/30/19]*

PROPERTY OWNERS: NOVUS PROPERTIES

REQUEST: REMOVAL OF INTERNAL SIDEWALKS FROM INFRASTRUCTURE LIST

**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 AMENDED INFRASTRUCTURE LIST WITH FINAL SIGN OFF DELEGATED TO**

7. **Project # PR-2019-002964**  
VA-2019-00388 - **WAIVER**  
SD-2019-00196 – **PRELIMINARY/FINAL**  
**PLAT**  


**BOHANNAN HUSTON INC.** agent(s) for **CORAZON DEL MESA R, LLC** requests the aforementioned action(s) for all or a portion of: TRACT A-6-C, A-1-A, **MESA DEL SOL INNOVATION PARK**, zoned PC, located east of I-25, south of LOS PICAROS RD, north and west of the BERNALILLO COUNTY LINE containing approximately 1779.75 acre(s). (R-15, R-16, S-15, S-16, S-17, T-16, & T-17) [*Deferred from 11/6/19*]

**PROPERTY OWNERS:** MDS INVESTMENTS LLC  
**REQUEST:** BULK PLAT APPROVAL

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 PRELIMINARY/FINAL PLAT AND THE WAIVER. FINAL SIGN OFF IS DELEGATED FOR 4 WEEKS TO: WATER AUTHORITY FOR COMMENTS AND TO PLANNING FOR UTILITY COMPANIES SIGNATURES AND AGIS DXF.

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8. **Project # PR-2019-002308**  
SD-2019-00194 - **PRELIMINARY/FINAL**  
**PLAT**  
VA-2019-00415 - **WAIVER**

**CSI – CARTESIAN SURVEYS INC.** agent(s) for **THOMAS AND PATRICIA FRITTS** requests the aforementioned action(s) for all or a portion of: lot(s) 14 & 15 excluding southwesterly portion of lot(s) 15, block(s) E-1 **NETHERWOOD PARK**, zoned R-1, located on **HAROLD PL NE** between **CUTLER AVE NE** and **SCHELL CT NE**, containing approximately 0.3510 acre(s). (H-16)[*Deferred from 11/6/19*]

**PROPERTY OWNERS:** FRITTS THOMAS H & PATRICIA R  
**REQUEST:** LOT LINE ELIMINATION

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 PRELIMINARY/FINAL PLAT AND THE WAIVER. FINAL SIGN OFF IS DELEGATED FOR 2 WEEKS TO: WATER AUTHORITY FOR PAYMENT OF PRORATA AND TO PLANNING FOR AGIS DXF.

9. **Project #PR-2019-002161**  
SD-2019-00186 – **PRELIMINARY/FINAL PLAT**



**CSI – CARTESIAN SURVEYS INC.** agent(s) for **ALBUQUERQUE INDIAN CENTER** requests the aforementioned action(s) for all or a portion of lot(s) 5-14, block(s) 3 of **UNITY ADDITION SUBDIVISION**, zoned MX-L, located on **ZUNI RD SE** between **TENNESSEE ST SE** and **TEXAS ST SE**, containing approximately 1.5450 acre(s). (K-19) [Deferred from 10/23/19, 11/6/19]

**PROPERTY OWNERS:** ALBUQUERQUE INDIAN CENTER  
**REQUEST:** SUBDIVIDE 10 EXISTING LOTS INTO 2 NEW LOTS/GRANT EASEMENT

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 PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED FOR 2 WEEKS TO: PLANNING FOR AGIS DXF.

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**SKETCH PLAT**

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10. **Project # PR-2019-003059**  
PS-2019-00108 – **SKETCH PLAT**



**CSI – CARTESIAN SURVEYS INC.** agent(s) for **MAESTAS DEVELOPMENT GROUP** request(s) the aforementioned action(s) for all or a portion of: tract(s) A and D, **GIBSON AND MILES AREA SUBDIVISION**, zoned MX-L & R-1B, located on **GIBSON BLVD SE** between **MULBERRY ST SE** and **UNIVERSITY BLVD SE**, containing approximately 0.8679 acre(s). (L-15)

**PROPERTY OWNERS:** ISSHIN RYU CLUB INC  
**REQUEST:** CONSOLIDATE 4 EXISTING LOTS INTO 1 NEW LOT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

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11. **Project # PR-2019-003051**  
PS-2019-00106 - **SKETCH PLAT**



**ALPHA PRO SURVEYING LLC** agent(s) for **SCOT THURGOOD and JEANINE THURGOOD TRUST** request(s) the aforementioned action(s) for all or a portion of lot(s) 4 & 5, **FREEMAN ADDITION**, zoned R-1C, located at **4636 & 4639 GRANDE NW** between **GRIEGOS RD NW** and **BELLROSE AVE NW**, containing approximately 0.9674 acre(s). (F-14)

**PROPERTY OWNERS:** SCOT THURGOOD and JEANINE THURGOOD TRUST  
**REQUEST:** DIVIDE 2 EXISTING LOTS INTO 5 NEW LOTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

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**12. Project # PR-2019-003055**  
**PS-2019-00107 – SKETCH PLAT**



**ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **LEE AND MARY CARMODY** request(s) the aforementioned action(s) for all or a portion of: lot(s) 8 & 9 (west 75 feet) block(s) B, **HIGHLAND ADDITION SOUTH**, zoned MX-L, located at **640 BROADWAY SE** between **HAZELDINE AVE** and **IRON AVE**, containing approximately 0.2491 acre(s). (K-14)

**PROPERTY OWNERS:** CARMODY LEE R & MARY H

**REQUEST:** LOT CONSOLIDATION


**THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

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**13. Other Matters:**

**Revised DRB Rules of Procedure – Final**  
**Action** 

**14. ACTION SHEET MINUTES APPROVED FOR:**

**November 6, 2019** 

ADJOURNED: 10:43