



**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*

\*\*\*\*\*

**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**

**MAJOR CASES**

- 1. Project # PR-2019-002544**  
SD-2019-00187 – **PRELIMINARY PLAT**  
SD-2019-00188 – **VACATION OF PUBLIC 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

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

---

**MINOR CASES**

---

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

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 EASEMENTS

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

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

---

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

---

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

---

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

---

**SKETCH PLAT**

---

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

---

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

---

**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

---

**13. Other Matters:**

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

**14. ACTION SHEET MINUTES: November 6, 2019**

ADJOURN