



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

November 6, 2019

Jolene Wolfley..... DRB Chair
Jeanne Wolfenbarger Transportation
Kris Cadena Water Authority
Shahab BiazarCity Engineer/Hydrology
Jacobo Martinez.....Code Enforcement
Cheryl Somerfeldt.....Parks and Rec

Angela Gomez ~ DRB Hearing Monitor

MAJOR CASES

- 1. **Project #PR-2018-001842**
(1001049, 1011324)
SD-2019-00166 – VACATION OF PUBLIC EASEMENT
SD-2019-00165 – PRELIMINARY PLAT
VA-2019-00312 - WAIVER



THE GROUP/RON HENSLEY agent(s) for **CLEARBROOK INVESTMENTS INC.** request(s) the aforementioned action(s) for all or a portion of TRACT 4-A of PLAT OF TRACTS 4-A AND 4-B HORIZON VILLAGE, zoned R-ML, located on HORIZON BLVD NE north of ALAMEDA BLVD NE, containing approximately 2.9201 acre(s). (C-17)[Deferred from 10/2/19]

PROPERTY OWNERS: CLEARBROOK INVESTMENTS INC
REQUEST: SUBDIVIDE EXISTING TRACT INTO 30 RESIDENTIAL LOTS

DEFERRED TO NOVEMBER 20TH, 2019.

2. **Project #PR-2019-002677**
SI-2019-00252 – SITE PLAN



MODULUS ARCHITECTS, INC. agent(s) for **CARLISLE ASSOCIATES LP** request(s) the aforementioned action(s) for all or a portion of TRACTS A & B CARLISLE & INDIAN SCHOOL SUBDIVISION BEING A PART OF BLOCKS 16 & 17 AND A PART OF BLOCKS 14 & 15 NETHERWOOD PARK SECOND FILING EXCLUDING PORTIONS OUT TO R/W, zoned MX-M, located at the NEC of INDIAN SCHOOL RD NE and CARLISLE BLVD NE, containing approximately 10.2 acre(s). (H-16) [Deferred from 8/21/19, 8/28/19, 9/18/19, 10/23/19, 10/30/19]

PROPERTY OWNERS: CARLISLE ASSOCIATES C/O ROSEN ASSOC MGMT GROUP

REQUEST: 120,000+ SF RETAIL DEVELOPMENT

DEFERRED TO DECEMBER 11TH, 2019.

3. **Project #PR-2019-002380**
SI-2019-00219 - SITE PLAN



MARTIN GRUMMER agent(s) for **PETERSON PROPERTIES** request(s) the aforementioned action(s) for all or a portion of LOTS 1-A AND 2 BLOCK 1 LANDS OF ATRISCO LAND GRANT, zoned NR-C, located at the SWC of CENTRAL AVE NW and 98th ST NW, containing approximately 9.0 acre(s). (L-9)[Deferred from 7/31/19, 9/18/19]

PROPERTY OWNERS: PPI II LLC

REQUEST: RETAIL DEVELOPMENT

DEFERRED TO DECEMBER 4TH, 2019.

4. **Project #PR-2019-001948**
(1003612/1003523/1000599)
SD-2019-00006 – PRELIMINARY/FINAL PLAT
SD-2019-00007 – VACATION OF PUBLIC EASEMENT



THE GROUP agent(s) for **NAZISH LLC** request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT OF PRIMA ENTRADA, zoned PC, located on SONTERRO AV NW, east of 98th ST NW and north of I-40, containing approximately 0.71 acre(s). (H-9) [Deferred from 1/16/19, 4/17/19, 7/17/19]

PROPERTY OWNERS: NAZISH LLC

REQUEST: VACATE A TEMP DRAINAGE EASEMENT AND REPLAT EXISTING TRACT INTO 7 LOTS

DEFERRED TO FEBRUARY 5TH, 2020.

5. **Project #PR-2018-001198 (1002942)**
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, 7/24/19, 8/14/19, 8/21/19, 9/18/19, 10/23/19, 10/30/19]

PROPERTY OWNERS: WOODMONT PASEO LLC
REQUEST: DEVELOPMENT OF A 78 RESIDENTIAL LOT SUBDIVISION

IN THE MATTER OF THE AFOREMENTIONED APPLICATIONS, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS **APPROVED** THE FOLLOWING: WAIVER, VACATION OF PUBLIC EASEMENT, TEMPORARY DEFERRAL OF SIDEWALK, SIDEWALK WAIVER, PRELIMINARY PLAT.


MINOR CASES

6. **Project #PR-2018-001198**
SI-2019-00348 – EPC SITE PLAN FINAL SIGN-OFF

CONSENSUS PLANNING agent(s) for **PV TRAILS ALBUQUERQUE LLC** request(s) the aforementioned action(s) for all or a portion of TRACTS 1 AND TRACT 2, BULK LAND PLAT OF THE TRAILS, UNIT 3A, zoned R-1B and R1-D, located on WOODMONT AVE NW, between the PETROGLYPH NATIONAL MONUMENT and PASEO DEL NORTE, containing approximately 20.5 acre(s). (C-8)[Deferred from 10/23/19, 10/30/19]

PROPERTY OWNERS: PV TRAILS ALBUQUERQUE LLC
REQUEST: EPC SITE PLAN SIGN-OFF (SI-2018-00283)


IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/6/19, THE DRB HAS **APPROVED** THE EPC SITE PLAN FINAL SIGN-OFF. FINAL SIGN-OFF IS DELEGATED TO: HYDROLOGY AND PLANNING FOR THE DRAINAGE COVENANT.

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


BOHANNAN HUSON INC. agent(s) for **CORAZON DEL MESA R, LLC** request(s) 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)

PROPERTY OWNERS: MDS INVESTMENTS LLC
REQUEST: BULK PLAT APPROVAL


DEFERRED TO NOVEMBER 13TH, 2019.

8. **Project # PR-2019-002734**
SD-2019-00195 - PRELIMINARY/FINAL
PLAT


CSI – CARTESIAN SURVEYS INC. agent(s) for **GUILLAME DEPONT** request(s) the aforementioned action(s) for all or a portion of: LOTS 1 THRU 9 BLK 14, PARIS ADDITION, zoned NR-LM, located on 2ND STREET NW between SUMMER AVE. NW and ROSEMONT AVE. NW, containing approximately 0.7288 acre(s). (J-14)

PROPERTY OWNERS: DUPONT & DUPONT LLC
REQUEST: SUBDIVIDE 9 LOTS INTO 2 LOTS, GRANT EASEMENTS, RIGHT-OF-WAY DEDICATION

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: PLANNING FOR UTILITY COMPANIES SIGNATURES AND AGIS DXF AND THE RECORDED INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA).

9. **Project # PR-2019-002308**
SD-2019-00194 - PRELIMINARY/FINAL
PLAT


CSI – CARTESIAN SURVEYS INC. agent(s) for **THOMAS AND PATRICIA FRITTS** request(s) the aforementioned action(s) for all or a portion of: LOTS 14 & 15 EXCLUDING SOUTHWESTERLY PORTION OF LOT 15, BLOCK 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)

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

DEFERRED TO NOVEMBER 13TH, 2019.

10. Project #PR-2019-002661
SI-2019-00345 – EPC SITE PLAN FINAL
SIGN-OFF



DEKKER/PERICH/SABATINI agent(s) for **PRESBYTERIAN HEALTHCARE SERVICES** request(s) the aforementioned action(s) for all or a portion of Tracts 1-A, 2-A, 3-A, 4-A and 9-A, Plat of Tract 1-A, 2-A, 3-A, 4-A and 9-A Presbyterian Hospital-Main Campus; Tracts 5, 6, and 7 Plat of Tracts 1 thru 9 Presbyterian Hospital- Main Campus Phase One; Tract 8-A Correction Plat of Tract 8-A Presbyterian Hospital-Main Campus Phase One, zoned MX-H, located south of Central Ave. SE, north of Lead Ave. SE, east of Oak St. SE, and west of Sycamore St. SE (1100 Central Ave. SE), containing approximately 28 acres. (K-15).*[Deferred from 10/9/19]*

PROPERTY OWNERS: PRESBYTERIAN HEALTHCARE SERVICES
REQUEST: SITE PLAN FOR 454,000 SF FOR HOSPITAL SUPPORT AND PATIENT ROOMS, 8,000 SF MECHANICAL AREA AND 405,276 SF FOR PARKING GARAGE. SITE PLAN APPROVED BY EPC 9-12-2019 (SI-2019-00250)

DEFERRED TO NOVEMBER 20TH, 2019.

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



ALBUQUERQUE INDIAN CENTER request(s) the aforementioned action(s) for all or a portion of LOTS 5-14, BLOCK 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]*

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

DEFERRED TO NOVEMBER 13TH, 2019.

12. Other Matters: None

13. ACTION SHEET MINUTES: October 30, 2019:
Approved.

ADJOURNED: 10:43