DEVELOPMENT REVIEW BOARD
Agenda
Plaza del Sol Building Basement Hearing Room

October 9, 2019

Maggie Gould ........................................... Acting DRB Chair
Jeanne Wolfenbarger .................................. Transportation
Kris Cadena .............................................. Water Authority
Shahab Biazar ........................................... City Engineer/Hydrology
Jacobo Martinez ........................................ Code Enforcement
Christina Sandoval ..................................... Parks and Rec
Santiago Chavez ....................................... Ex-Officio Member, CAO

Angela Gomez ~ DRB Hearing Monitor

******************************************************************************************************************
MAJOR CASES

1. Project #PR-2019-002874 (1000771)
SD-2019-00172 – EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA)

ALLEN SIGMON REAL ESTATE GROUP, LLC request(s) the aforementioned action(s) for all or a portion of TRACT C PLAT OF TRACTS A, B & C COTTONWOOD POINTE, zoned NR-BP, located at 9651 IRVING BLVD NW between IRVING BLVD NW and EAGLE RANCH RD NW, containing approximately 6.7675 acre(s). (B-13)

PROPERTY OWNERS: EAGLE VISTA LLC ATTN: BRAD B ALLEN
REQUEST: EXTENSION OF INFRASTRUCTURE IMPROVEMENTS AGREEMENT

DEFERRED TO OCTOBER 16TH, 2019.
2. **Project #PR-2019-002042**  
**SD-2019-000178 – FINAL PLAT**  
MARK GOODWIN & ASSOCIATES, PA agent(s) for SOLARE COLLEGIATE FOUNDATION request(s) the aforementioned action(s) for all or a portion of TRACT 12-B-1 BULK LAND PLAT FOR EL RANCHO GRANDE 1, zoned MX-M, located at 8801 GIBSON BLVD SW between 98th ST SW and BARBADOS AVE SW, containing approximately 10.9983 acre(s). (M-9)  

**PROPERTY OWNERS:** SOUTHBAY INVESTMENTS LLC  
**REQUEST:** SUBDIVIDE 1 LOT INTO 2  


---

3. **Project #PR-2019-002277**  
**SI-2019-00246 – SITE PLAN**  
RESPEC INC agent(s) for RAINBOW PASEO, LLC request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT OF TRACTS A, B AND C CANTATA AT THE TRAILS UNIT 2 (BEING A REPLAT OF TRACT OS-4 THE TRAILS UNIT 2 & TRACT A TAOS AT THE TRAILS UNIT 2), zoned R-ML, located on OAKRIDGE ST NW west of UNIVERSE BLVD NW, containing approximately 3.26 acre(s). (C-9) [Deferred from 8/15/19]  

**PROPERTY OWNERS:** RV LOOP LLC  
**REQUEST:** 52 UNIT MULTI-FAMILY DEVELOPMENT  

DEFERRED TO DECEMBER 4, 2019.

---

4. **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, 6/5/19, 7/19/18, 8/7/19, 9/18/19].  

DEFERRED TO OCTOBER 30th, 2019.
5. **Project #PR-2019-002661**  
(SD-2019-00134) – VACATION OF PUBLIC EASEMENT  
(SD-2019-00135) – VACATION OF PUBLIC EASEMENT  
(SD-2019-00136) – VACATION OF PUBLIC EASEMENT  
(SD-2019-00137) – VACATION OF PUBLIC EASEMENT  
(SD-2019-00138) – VACATION OF PRIVATE EASEMENT  
(SD-2019-00139) – PRELIMINARY/FINAL PLAT  
(SD-2019-00140) – PRELIMINARY/FINAL PLAT  

**BOHANNAN HUSTON INC.** agent(s) for **PRESBYTERIAN HEALTHCARE SERVICES** request(s) the aforementioned action(s) for all or a portion of LOTS 1-A THRU 4-A AND 5-9 PRESBYTERIAN HOSPITAL-MAIN CAMPUS PHASE ONE, zoned MX-H, located at 1100 CENTRAL AV SE east of I-25 and north of LEAD AVE SE, containing approximately 11.9575 acre(s). (K-15) [Deferred from 7/31/19, 8/21/19, 8/28/19, 9/11/19, 9/25/19]

**PROPERTY OWNERS:** PRESBYTERIAN HEALTHCARE SERVICES  
**REQUEST:** VACATIONS OF VARIOUS EASEMENTS AND REPLAT

**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 VACATIONS AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.**

**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 PLATS. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF AND UTILITY COMPANIES SIGNATURES.**

---

**MINOR CASES**

6. **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).

**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 6TH, 2019.**
7. **Project #PR-2018-001670**  
SD-2019-00183 – PRELIMINARY/FINAL PLAT  

CSI – CARTESIAN SURVEY’S INC. agent(s) for U-HAUL INTERNATIONAL/AMERCO REAL ESTATE request(s) the aforementioned action(s) for all or a portion of TRACT C OF ALEXANDER CENTER, zoned MX-M, located at 4TH STREET NW and CUTLER AVE NW, containing approximately 2.53 acre(s). (H-14)

**PROPERTY OWNERS:** AMERCO REAL ESTATE COMPANY  
**REQUEST:** FINAL PLAT WITH EASEMENT VACATIONS

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 PLATS. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF, AMAFCA SIGNATURE AND UTILITY COMPANIES SIGNATURES.

8. **Project #PR-2019-002719**  
SD-2019-00182 – PRELIMINARY/FINAL PLAT  

ARCH + PLAN LAND USE CONSULTANTS agent(s) for ELVIA OLIVAS request(s) the aforementioned action(s) for all or a portion of LOTS 75 & 78 MIDDLE RIO GRANDE CONSERVANCY DISTRICT MAP NO. 40, zoned R-1A, located at 816 JOHN ST SE north of PACIFIC AVE SE and west of BROADWAY BLVD SE, containing approximately 0.2045 acre(s). (K-14)

**PROPERTY OWNERS:** OLIVAS ELVIA D  
**REQUEST:** LOT CONSOLIDATION FROM 2 LOTS INTO 1 LOT

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 PLATS. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF.

9. **Project #PR-2018-001838**  
SD-2019-00181 – PRELIMINARY/FINAL PLAT  

ALDRICH LAND SURVEYING agent(s) for 1400 GBSE, LLC request(s) the aforementioned action(s) for all or a portion of TRACT B-2 GIBSON AND MILES AREA, zoned MX-L, located on GIBSON BLVD SE between I-25 and UNIVERSITY BLVD SE, containing approximately 0.8764 acre(s). (L-15)

**PROPERTY OWNERS:** 1400 GBSE LLC  
**REQUEST:** SUBDIVIDE 1 TRACT INTO 2

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 PLATS. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF.
10. Project #PR-2018-001695 (1003445)  
SD-2019-00167 – AMENDMENT TO INFRASTRUCTURE LIST (IL)  

HUITT-ZOLLARS agent(s) for NOVUS PROPERTIES LLC – MICHAEL MONTOYA request(s) 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]  

PROPERTY OWNERS: NOVUS PROPERTIES  
REQUEST: REMOVAL OF INTERNAL SIDEWALKS FROM INFRASTRUCTURE LIST  
DEFERRED TO OCTOBER 16TH, 2019.

11. Project #PR-2019-002608 (1009036, 1008042)  
SD-2019-00170 – PRELIMINARY/FINAL PLAT  

ARCH + PLAN LAND USE CONSULTANTS agent(s) for TANAGER COMPANY request(s) the aforementioned action(s) for all or a portion of LOTS 6-12 INCLUSIVE IN BLOCK 17 OF THE PARIS ADDITION, zoned NR-GM, located at NEC of 1ST ST NW and KINLEY AVE NW, containing approximately 1.0 acre(s). (J-14) [Deferred from 9/18/19]  

PROPERTY OWNERS: SUNWEST BANK TRUST FOR CE LS & LS BLAUGUND C/O TANGER CO & TANGER COMPANY  
REQUEST: LOT CONSOLIDATION FROM 7 LOTS TO 2 LOTS  
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 PLATS. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF AND UTILITY COMPANIES SIGNATURES.

SKETCH PLAT
12. Project #PR-2019-002558
   PS-2019-00088 – SKETCH PLAT
   ARCH + PLAN LAND USE CONSULTANTS agent(s) for VINCENT AND NANCY PRICE request(s) the aforementioned action(s) for all or a portion of TRACTS 91-A, 91-B & 91-C MRGBD MAP 34, zoned R-A, located at 2026 CANDELARIA RD NW, east of the GREIGOS DRAIN and west of INDIAN FARM LN NW, containing approximately 1.4 acre(s). (G-13)

   PROPERTY OWNERS: PRICE VINCENT B & NANCY R
   REQUEST: LOT CONSOLIDATION FOR 3 LOTS INTO 2 LOTS

   THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

13. Project #PR-2019-002928
    PS-2019-00087 – SKETCH PLAT
    COMMUNITY SCIENCES CORPORATION agent(s) for JOHN R. DEBAGGIGE request(s) the aforementioned action(s) for all or a portion of LOTS 43 THRU 47, BLOCK 4, PARADISE HEIGHTS UNIT 4, zoned R-1A, located on BROOKLINE DR NW between ARDMORE AVE NW and ENDEAVOR RD NW, containing approximately 1.1320 acre(s). (A-10)

   PROPERTY OWNERS: DEBASSIGE JOHN R & MENDOZA TEODORO & MERILTA L
   REQUEST: REPLAT 5 LOTS INTO 10 LOTS

   THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

    PS-2019-00090 – SKETCH PLAT
    ARCH + PLAN LAND USE CONSULTANTS agent(s) for DAVID AND REBECCA GONZALES request(s) the aforementioned action(s) for all or a portion of LOT 10 OF LOS HERMANOS ADDITION, zoned R-1C, located 4620 & 4622 CARLTON ST NW south of GREIGOS RD NW and east of 2nd ST NW, containing approximately 0.7379 acre(s). (G-15)

   PROPERTY OWNERS: GONZALES DAVID X & REBECCA M
   REQUEST: SUBDIVIDE 2 LOTS INTO 4 LOTS

   THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

ARCH + PLAN LAND USE CONSULTANTS agent(s) for ELIZABETH CARPENTER CURRY request(s) the aforementioned action(s) for all or a portion of LOT 14 OF REPLAT OF FLORAL GARDENS SUBDIVISION, zoned R-1B, located at 2454 ROSE AV NW south of FLORAL RD NW and west of RIO GRANDE BLVD NW, containing approximately 0.4117 acre(s). (H-13)

PROPERTY OWNERS: CURRIE ELIZABETH CARPENTER
REQUEST: SUBDIVIDE 1 LOT INTO 3 LOTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

16. Other Matters:

17. ACTION SHEET MINUTES: October 2, 2019

ADJOURNED.