DEVELOPMENT REVIEW BOARD
Action Sheet Minutes

Online Meeting via Zoom

April 22, 2020

Jolene Wolfley................................................................. DRB Chair
Jeanne Wolfenbarger ..................................................... Transportation
Kris Cadena ................................................................. Water Authority
Ernest Armijo .............................................................. City Engineer/Hydrology
Vincent Montano.......................................................... Code Enforcement
Cheryl Somerfeldt......................................................... Parks and Rec

Angela Gomez ~ DRB Hearing Monitor

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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: TO OPEN HYPERLINKS EMBEDDED WITHIN THE DOCUMENT, HOVER OVER THE HYPERLINK, RIGHT CLICK AND CHOOSE “OPEN HYPERLINK.”

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
   1. Suspension of the Rules to Accommodate a Virtual or Remote Meeting of the Development Review Board.
   2. Remote Meeting Information:

Join Zoom Meeting: (Place mouse over hyperlink, right-click, choose “open hyperlink”)

https://cabq.zoom.us/j/412171012?pwd=L1F0Y1R1NmVpWTZhN042REFOcVdNQT09

Meeting ID: 412 171 012
Password: 013149
Dial by your location
   +1 253 215 8782 US
   +1 301 715 8592 US

Meeting ID: 412 171 012
MAJOR CASES

1. **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, 7/10/19, 8/7/19, 9/18/19, 10/30/19, 12/11/19, 1/29/20].

   DEFERRED TO JUNE 24, 2020

2. **Project # PR-2020-003259**
   SI-2020-00016 – SITE PLAN

   JEREMY SHELTON for DEKKER, PERICH, SABATINI agent(s) for PRESBYTERIAN HEALTHCARE SERVICES request(s) the aforementioned action(s) for all or a portion of: TRACT 1-A-1-A PLAT OF TRACTS 1-A-1-A & 1-A-1-B HONEYWELL SITE, zoned NR-LM, located at 9201 SAN MATEO BLVD NE between SAN MATEO BLVD NE and SAN DIEGO AVE NE, containing approximately 59.696 acre(s). (B-17) [Deferred from 2/12/20, 3/4/20, 4/8/20]

   PROPERTY OWNERS: HONEYWELL INTERNATIONAL INC C/O ALTUS GROUP US
   REQUEST: SITE PLAN DRB

   DEFERRED TO APRIL 29TH, 2020

MINOR CASES

3. **Project # PR-2019-002807**
   SI-2020-00091 – EPC SITE PLAN SIGN-OFF

   CHRIS KELLER, SUNSET MEMORIAL PARK request(s) the aforementioned action(s) for all or a portion of: TR 1 PLAT OF TRS 1 & 2, SUNSET MEMORIAL PARK, zoned NR-SU, located at 924 MENAUL BLVD NE between EDITH BLVD and I-25, containing approximately 39.0784 acre(s). (H-15)

   PROPERTY OWNERS: CHRIS KELLER, SUNSET MEMORIAL PARK
   REQUEST: EPC SITE PLAN SIGN-OFF

   DEFERRED TO APRIL 29TH, 2020.

SKETCH PLAT
4. **Project # PR-2018-001695**  
**PS-2020-00032 – SKETCH PLAT**

NOVUS PROPERTIES LLC request(s) the aforementioned action(s) for all or a portion of: TR B PLAT OF FOUNTAIN HILLS PLAZA SUBD (A REPLAT OF TRACTS B-1-A, C-1-A, D-1-A ALBUQUERQUE WEST UNIT ONE LOT 10-A-2 BLK D ALBUQUERQUE WEST & TRACT B RICHLAND HILLS UNIT 1) LOT B, zoned NR-C, located at 4588 NUNZIO AV NW, containing approximately 3.8568 acre(s). (C-12)

**PROPERTY OWNERS:** NOVUS PROPERTIES LLC  
**REQUEST:** TRACT SUBDIVISION

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

5. **Project # PR-2020-003626**  
**PS-2020-00034 – SKETCH PLAT**

ARCH + PLAN LAND USE CONSULTANTS agent(s) for JULIAN AND SUSANA CULL request(s) the aforementioned action(s) for all or a portion of: LOTS 7A & 7B, BLOCK 2, VAN CLEAVE ACRES, zoned R-A, located on VAN CLEAVE RD between SAN ISIDRO ST and GRIEGOS LATERAL, containing approximately 0.8233 acre(s). (G-13)

**PROPERTY OWNERS:** JULIAN AND SUSANA CULL  
**REQUEST:** LOT LINE ADJUSTMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

6. **Project # PR-2019-002973**  
**PS-2020-00033 – SKETCH PLAT**

ARCH + PLAN LAND USE CONSULTANTS agent(s) for MANUEL GARZA request(s) the aforementioned action(s) for all or a portion of: LOTS A & B, LAND OF ROBERT GARCIA, zoned MX-M, located at 1821 CANDELARIA NW between SAN ISIDRO ST and GRIEGOS LATERAL containing approximately 0.258 acre(s). (G-13)

**PROPERTY OWNERS:** MANUEL GARZA  
**REQUEST:** CREATE 3 LOTS FROM 2 EXITING LOTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

7. **Project # PR-2018-001566**  
**PS-2020-00035 – SKETCH PLAT**

ARCH + PLAN LAND USE CONSULTANTS agent(s) for RUDOLPH RAMIREZ request(s) the aforementioned action(s) for all or a portion of: LOTS 1 & 2, WINGER AND MARTINEZ SUBDIVISION, zoned R-A, located at on CANDELARIA between DON ISIDRO LN and MANCHESTER DR containing approximately 0.6209 acre(s). (G-13)

**PROPERTY OWNERS:** RUDOLPH RAMIREZ  
**REQUEST:** LOT LINE ADJUSTMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

8. **Other Matters:** None

9. **ACTION SHEET MINUTES:** April 15, 2020 approved  
**Adjourned:** 10:17 am