DEVELOPMENT REVIEW BOARD
Action Sheet Minutes

Online Meeting via Zoom

April 8, 2020

Jolene Wolfley................................................................. DRB Chair
Jeanne Wolfenbarger .................................................. Transportation
Kris Cadena ................................................................. Water Authority
Ernest Armijo .............................................................. City Engineer/Hydrology
Jacobo Martinez........................................................... 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: DEFERRAL 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/523030001?pwd=QUozYUI1cEpFMXpMQzR4Sm9CNjdrQT09
Meeting ID: 523 030 001
Password: 029049
One tap mobile
+16699006833,,523030001# US (San Jose)
+13462487799,,523030001# US (Houston)
Dial by your location
   +1 669 900 6833 US (San Jose)
   +1 346 248 7799 US (Houston)
MAJOR CASES

1. 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]

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

   DEFERRED TO APRIL 22ND 2020.

WILSON & COMPANY, agent(s) for COA SOLID WASTE MANAGEMENT DEPT., request(s) the aforementioned action(s) for all or a portion of a northerly portion of:
[Deferred from 2/27/19, 3/27/19, 5/1/19, 5/22/19, 6/19/19, 7/31/19, 9/25/19, 12/18/19, 1/29/20, 2/26/20, 3/11/20]

PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: SITE PLAN FOR NEW ADMIN BUILDING, VEHICLE MAINTENANCE BUILDING, BIN REPAIR/WELD SHOP BUILDING AND STORAGE AREA, GUARD SHACK, RECYCLING DROP OFF AREA, PARKING AREAS AND CNG FUELING STATION


MINOR CASES
3. **Project # PR-2019-002046**
SD-2020-00059 – PRELIMINARY/FINAL PLAT


PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: CONSOLIDATE NINE EXISTING TRACTS INTO THREE NEW TRACTS, GRANT EASEMENTS AND VACATE A STRIP PORTION OF RANKIN RD.


4. **Project # PR-2019-002981**
SD-2020-00066 – PRELIMINARY/FINAL PLAT

CSI – CARTESIAN SURVEY’S INC. agent(s) for OSO GRANDE TECHNOLOGIES INC. request(s) the aforementioned action(s) for all or a portion of LOT 258 to 284, BLOCK 23 and 310 to 340 BLOCK 28, ARMijo--PERFECTO & BROTHERS ADDITION, zoned R-MH and MX-M, located at 605 LOMAS BLVD NW, containing approximately 5.2993 acre(s). (J-14)

PROPERTY OWNERS: OSO GRANDE TECHNOLOGIES INCATTN: DENNIS JONTZ
REQUEST: LOT CONSOLIDATION: 62 LOTS INTO 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 PLAT. FINAL SIGN-OFF IS DELEGATED TO PLANNING FOR UTILITY COMPANIES SIGNATURES, AND AGIS DXF.
5. **Project # PR-2019-003082**  
SD-2020-00065 – PRELIMINARY/FINAL PLAT  

CSI – CARTESIAN SURVEY’S INC. agent(s) for CENTURYLINK request(s) the aforementioned action(s) for all or a portion of: TRACTS A-1 & A-2, LAND OF MOUNTAIN STATES, zoned MX-M, located at 417 GRIEGOS RD NW between LA CIENEGA ST NW and 4TH ST NW, containing approximately 1.8748 acre(s). (F-14)  

**PROPERTY OWNERS:** US WEST COMMUNICATIONS INC  
**REQUEST:** LOT LINE ADJUSTMENT AND GRANT EASEMENTS  
**DEFERRED TO APRIL 15TH, 2020.**  

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6. **Project # PR-2019-002607**  
SD-2020-00026 - PRELIMINARY/FINAL PLAT  

ARCH+ PLAN LAND USE CONSULTANTS agent(s) for JOHN O. PEARSON request(s) the aforementioned action(s) for all or a portion of: LOT 8-B PLAT OF LOTS 8-A & 8-B UNIT 1 ALVARADO GARDENS CONT 0.8967 AC, zoned R-A, located on RIO GRANDE BLVD between ARTESANOS CT and CAMPBELL RD, containing approximately 0.8967 acre(s). (G-13) [Deferred from 1/29/20, 2/26/20]  

**PROPERTY OWNERS:** JOHN D PEARSON  
**REQUEST:** CREATE 2 LOTS FROM 1 EXISTING LOT  
**DEFERRED TO MAY 20TH, 2020.**  

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7. **Project # PR-2019-002920**  
SD-2020-00055 – VACATION OF PRIVATE EASEMENT  
SD-2020-00054 – PRELIMINARY/FINAL PLAT  

TIERRA WEST LLC agent(s) for MAVERIK INC. request(s) the aforementioned action(s) for all or a portion of: TR G2B PLAT OF TRACTS G-2-A & G-2-B MONTGOMERY COMPLEX LOT G2B, MONTGOMERY COMPLEX, zoned MX-M, located at 3601 MONTGOMERY BLVD NE between MONTGOMERY BLVD NE and CARLISLE BLVD NE, containing approximately 2.2543 acre(s). (F-16) [Deferred from 3/4/20]  

**PROPERTY OWNERS:** MONTGOMERY PLACE CHURCH OF GOD  
**REQUEST:** VACATION OF PRIVATE EASEMENT, PRELIMINARY/FINAL PLAT  

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

8. **Project # PR-2019-002268**  
   VA-2020-00062 – **VARIANCE TO DPM STANDARDS**  
   SD-2020-00058 – **VACATION OF PRIVATE EASEMENT**  
   COMMUNITY SCIENCES CORP agent(s) for OUR LAND LLC request(s) the aforementioned action(s) for all or a portion of: A4 REPLAT OF TRACT A OF PLAT OF LANDS OF MICHAEL J SNOW & ELIZABETH T SNOW TR LOT A4, zoned R-A, located at 2945 TRELLIS DR NW between DECKER RD NW and CAMPBELL ROAD NW, containing approximately 0.8301 acre(s). (G-13) [Deferred from 3/4/20]

   **PROPERTY OWNERS:** OUR LAND LLC  
   **REQUEST:** VACATE 20 FOOT WIDE PRIVATE EASEMENT, VARIANCE OF 10 FEET TO DPM REQUIREMENT FOR 30 FOOT WIDE ACCESS EASEMENT  
   **DEFERRED TO APRIL 15TH, 2020.**

9. **Project # PR-2019-003084**  
   SD-2020-00063 - **PRELIMINARY/FINAL PLAT**  
   PAULA DAL SANTO agent(s) for UNITED STATES POSTAL SERVICE request(s) the aforementioned action(s) for all or a portion of: LOTS 17A, 18A, and 19A BLOCK 11, LOTS 16,17,9A and a PORTION OF LOT 8A in BLOCK 13 and TRACT F, TIMOTEIO CHAVEZ ADDITION, zoned MX-M & NR-C, located at 2505 GRACELAND DR between GRACELAND DR and MORNINGSIDE DR, containing approximately 5.195 acre(s). (H-17) [Deferred from 3/11/20]

   **PROPERTY OWNERS:** PAULA DAL SANTO, EDWARD ANLIAN and UNITED STATES POSTAL SERVICE  
   **REQUEST:** LOT LINE ADJUSTMENT  
   **DEFERRED TO MAY 6TH, 2020.**

10. **Project # PR-2019-003059**  
    SD-2020-00061 – **PRELIMINARY/FINAL PLAT**  
    I-25 & GIBSON, LLC agent(s) for CSI – CARTESIAN SURVEY’S INC. request(s) the aforementioned action(s) for all or a portion of: TRACT A-1, GIBSON AND MILES AREA, zoned MX-L, located at 1314 GIBSON BLVD SE between MULBERRY ST SE and UNIVERSITY BLVD SE, containing approximately 0.8679 acre(s). (L-15) [Deferred from 3/11/20]

    **PROPERTY OWNERS:** ISSHIN RYU CLUB INC  
    **REQUEST:** INTERIOR 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.**

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**SKETCH PLAT**
11. **Project # PR-2019-003030**
   PS-2020-00029 – **SKETCH PLAT**

   VLADMIR JIRIK, PROFESSIONAL SURVEYING LLC  agent(s) for MSHTAK KHATRI, GUADALUPE STATION LLC, request(s) the aforementioned action(s) for all or a portion of: TRACTS Y-1, Y-2 AND Y-4, GUADALUPE PLAZA, zoned MX-M, located at 6211 4TH ST NW between GUADALUPE TR NW and SOLAR RD NW, containing approximately 7.3453 acre(s). (E-14)

   **PROPERTY OWNERS:** GUADALUPE STATION LLCC/O MARVIN F POER & COMPANY
   **REQUEST:** SUBDIVIDE INTO 4 TRACTS

   THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

12. **Other Matters:** None.

13. **ACTION SHEET MINUTES:** March 11th, 2020

   Action Sheet minutes were approved.

   ADJOURN