DEVELOPMENT REVIEW BOARD
Action Sheet Minutes
Plaza del Sol Building Basement Hearing Room

February 26, 2020

Jolene Wolfley.................................................. DRB Chair
Jeanne Wolfenbarger ........................................ Transportation
Kris Cadena ....................................................... Water Authority
Ernest Armijo .................................................... 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 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

MAJOR CASES


   CONSENSUS PLANNING INC. agent(s) for KASSAM LAND ACQUISITION 10, LLC/LEGACY HOSPITAL request(s) the aforementioned action(s) for all or a portion of: Lot A2A1A and A2A2A, PARK SQUARE ADDITION, zoned MX-H, located at 6500 AMERICAS PARKWAY between INDIAN SCHOOL and I-40/LOUISIANA BLVD, containing approximately 4.0 acre(s). (J-18)

   PROPERTY OWNERS: NEW OMNI HOSPITALITY LLC C/O LEGACY HOSPITALITY LLC, KASSAM LAND ACQUISITION 10 LLC
   REQUEST: MAJOR AMENDMENT TO SITE PLAN

   * TO BE HEARD ON MARCH 4TH, 2020

________________________________________________________________________
2. Project #PR-2019-002046 (1010582, 1001515)
   SI-2019-00032 - SITE PLAN

   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: TRACT 107B1A1 excluding portions of Right of Way and excluding a northerly portion, TRACT 107B1A2 excluding portion of Right of Way, TRACT in the SW Corner – TRACT 107B1B, TRACT 108A3A1A, TRACT 108A3A1B, and TRACT 108A3B, TRACTS 108A1A1B1B & 108A1A2B2, TRACT 108A1A2B1A, TRACT 107B2A2 excluding Rights of Way, TRACT 107B2A1, excluding portion of Right of Way, MRGCD Map#33, zoned NR-LM, located at 4600 EDITH BLVD NE (SE corner of COMANCHE RD NE AND EDITH BLVD NE), containing approximately 22.0 acre(s). (G-15) [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]

   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

   DEFERRED TO MARCH 11TH, 2020.

3. Project # PR-2019-003224
   SD-2019-00230 – PRELIMINARY/FINAL PLAT
   SD-2019-00430 – SITE PLAN AMENDMENT

   TIERRA WEST LLC agent(s) for AOC NEW MEXICO LLC request(s) the aforementioned action(s) for all or a portion of: TR 2-B-1-A PLAT OF TRACTS 2-A-1 AND 2-B-1A NEW PORT INDUSTRIAL PARK WEST, UNIT 1 CONT 19.3789 AC zoned NR-BP, located at 2501 BUENA VISTA DR SE, containing approximately 19.3789 acre(s). (M-15)[Deferred from 1/29/20]

   PROPERTY OWNERS: AOC NEW MEXICO LLC
   REQUEST: MAJOR AMENDMENT TO SITE PLAN, 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 PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO: THE WATER AUTHORITY FOR PRIVATE EASEMENTS, AMAFCA COORDINATION, AND FOR CONFIRMATION OF EXISTING ACCOUNTS, AND TO PLANNING FOR CROSS LOT DRAINAGE NOTE, UTILITY COMPANY SIGNATURES AND THE AGIS DXF.

   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 SITE PLAN. FINAL SIGN-OFF IS DELEGATED TO: PLANNING FOR 4 WEEKS FOR COMPLETION OF PLAT APPROVAL REQUIREMENTS AS STATED ABOVE.
4. Project # PR-2019-002333
   SI-2019-00420 – SITE PLAN
   DON BRIGGS PE, CFM agent(s) for JOHN LOWE request(s) the aforementioned action(s) for all or a portion of: Lots 10A, 11A, 11B, and 12A, UNIT 1 PARADISE HILLS zoned MX-L, located at 5520, 5516, 5512 BUGLO NW, containing approximately 2.5187 acre(s). (B-11) [Deferred from 1/8/20, 2/5/20, 2/12/20]
   PROPERTY OWNERS: BUGLO PROPERTIES LLC
   REQUEST: SITE PLAN AND INFRASTRUCTURE LIST

MINOR CASES

5. Project # PR-2019-002333
   SD-2020-00046 – PRELIMINARY/FINAL PLAT
   ALDRICH LAND SURVEYING agent(s) for BUGLO PROPERTIES LLC request(s) the aforementioned action(s) for all or a portion of: Lots 10A, 11A, and 12A, UNIT 1 PARADISE HILLS, zoned MX-L, located at 5512, 5516, & 5520 BUGLO DR NW, containing approximately 1.9667 acre(s). (B-11)
   PROPERTY OWNERS: BUGLO PROPERTIES LLC
   REQUEST: CREATE 1 TRACT FROM 3 TRACTS

6. Project # PR-2019-002764
   SD-2020-00037 - PRELIMINARY/FINAL PLAT
   VA-2020-00046 – SIDEWALK VARIANCE
   JAG PLANNING AND ZONING, LLC agent(s) for COSME JAQUEZ request(s) the aforementioned action(s) for all or a portion of: LOT 5, BLOCK 8, ORIGINAL TOWNSITE OF WESTLAND, zoned MX-M, located on CENTRAL AVE NW between 90TH ST NW and 94TH ST NW, containing approximately 1.1479 acre(s). (K-9) [Deferred from 2/12/20]
   PROPERTY OWNERS: LOYA COSME JAQUEZ & JAQUEZ Leticia A
   REQUEST: CONSOLIDATE 5 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 PLAT. FINAL SIGN OFF IS DELEGATED TO: PLANNING FOR AGIS DXF.
   THE SIDEWALK VARIANCE WAS WITHDRAWN BY THE APPLICANT.
7. **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]  
**PROPERTY OWNERS:** JOHN D PEARSON  
**REQUEST:** CREATE 2 LOTS FROM 1 EXISTING LOT  
**DEFERRED TO MARCH 18TH, 2020.**

8. **Project # PR-2019-003086**  
**SD-2020-00025 - PRELIMINARY/FINAL PLAT**  
ARCH+ PLAN LAND USE CONSULTANTS agent(s) for MBFW FAMILY LTD. PARTNERSHIP request(s) the aforementioned action(s) for all or a portion of: LOT 6, BLOCK 4, SKYLINE HEIGHTS, zoned MX-M, located at 10005 COCHITI RD SE, containing approximately 0.6152 acre(s). (L-20) [Deferred from 1/29/20]  
**PROPERTY OWNERS:** MBFW FAMILY LTD PARTNERSHIP  
**REQUEST:** LOT CONSOLIDATION 4 LOTS INTO 1 LOT  
**DEFERRED TO MARCH 4TH, 2020.**

9. **Project # PR-2019-002939**  
**SD-2020-00030 - PRELIMINARY/FINAL 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: 009 LOS HERMANOS ADD EXC S4 FT LOT 9, LOS HERMANOS ADDITION, zoned R-1C, located at 4622 CARLTON ST NW, containing approximately 0.7379 acre(s). (G-15) [Deferred from 2/5/20]  
**PROPERTY OWNERS:** GONZALES DAVID XAVIER PEDRO &REBECCA MARIE RVT  
**REQUEST:** SUBDIVIDE 2 EXISTING LOTS INTO 4 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 AGIS DXF AND TO HYDROLOGY FOR THE DRAINAGE COVENANT FOR RETENTION PONDS.**
10. Project # PR-2020-003357
   SD-2020-00040 – PRELIMINARY/FINAL PLAT

   TIERRA WEST LLC agent(s) for ABQ OFFICE LLC request(s) the aforementioned action(s) for all or a portion of: LOTS 6-A-1, 6-A-2, 6-A-3 and 6-A-4, JEFFERSON COMMONS II, zoned NR-BP, located at 5411 JEFFERSON BLVD NE, containing approximately 17.0507 acre(s). [Deferred from 2/12/20]

   PROPERTY OWNERS: 5421 JEFFERSON STREET HOLDINGS LLC C/O CWCAPITAL ASSET MGMT LLC
   REQUEST: MINOR SUBDIVISION FINAL PLAT APPROVAL

   DEFERRED TO MARCH 4TH, 2020.

11. Project # PR-2020-003335
   SD-2020-00035 – VACATION OF PRIVATE DRAINAGE EASEMENT

   RIO GRANDE ENGINEERING agent(s) for GARY PADILLA request(s) the aforementioned action(s) for all or a portion of: LOT 1 SUBDIVISION PLAT OF LOT 1-20, SILVER OAK SUBDIVISION (BEING A RE-PLAT OF LOTS 13, 14, 19, AND 20 NORTH ALBUQUERQUE ACRES TRACT A, UNIT B BLOCK 28), zoned MX-L, located at 8835 SILVER OAK LN NE, containing approximately 0.15 acre(s). (C-18)

   PROPERTY OWNERS: SILVER OAK DEVELOPERS LLC
   REQUEST: VACATION OF PRIVATE DRAINAGE EASEMENT


SKETCH PLAT

12. Project # PR-2020-003385
    PS-2020-00013 – SKETCH PLAT

   RAVENS WING CONSULTING LLC – MANNY BARRERA, PE agent(s) for MDS INVESTMENTS LLC C/O MESA APARTMENTS, LLC request(s) the aforementioned action(s) for all or a portion of: TR A-4 BULK LAND PLAT OF TRS A-1 THRU A-6 MESA DEL SOL INNOVATION PARK (A REPL OF TR A MESA DEL SOL INNOVATION PARK), zoned PC, located on UNIVERSITY BLVD AND ARBUS DR between PENN AVE SE and SAGAN LOOP SE, containing approximately 14.4494 acre(s). (R-15 & 16)

   PROPERTY OWNERS: MDS INVESTMENTS, LLC
   REQUEST: CREATE 2 LOTS FROM 1 EXISTING LOT

   THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED
13. Project # PR-2020-003400  
PS-2020-00017 - SKETCH PLAT  
ARCH + PLAN LAND USE CONSULTANTS agent(s) for BENJAMIN ARCHULETA request(s) the aforementioned action(s) for all or a portion of: LOT 4, DEES ADDITION, zoned R-A, located at 4515 SAN ISIDRO ST NW, containing approximately 0.68 acre(s). (F-13)

PROPERTY OWNERS: BENJAMIN ARCHULETA (ESTATE OF)  
REQUEST: CREATE 2 LOTS FROM 1 EXISTING LOT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

14. Project # PR-2020-003382  
PS-2020-00011 - SKETCH PLAT  
DOMINIC RODRIGUEZ request(s) the aforementioned action(s) for all or a portion of: LOT 53, BLOCK 18, PARADISE HEIGHTS UNIT 1, zoned R-1D, located at 4917 TALLY HO AV NW, containing approximately 0.19 acre(s). (A-12)

PROPERTY OWNERS: RODRIGUEZ DOMINIC N  
REQUEST: LOT LINE RE-LOCATION

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

OTHER MATTERS

15. 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) [Deferred from 10/2/19, 10/16/19, 10/23/19, 12/4/19]

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

DEFERRED TO MARCH 11TH, 2020.

16. ACTION SHEET MINUTES: February 12, 2020  
ADJOURN