



DEVELOPMENT REVIEW BOARD

Action Sheet Minutes

Plaza del Sol Building Basement Hearing Room

January 8th, 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

MAJOR CASES

- 1. **Project #PR-2019-002496**
SI-2019-00180 – **SITE PLAN**
SD-2019-00161 - **PRELIMINARY/FINAL PLAT**

CONSENSUS PLANNING, INC. agent(s) for **BELLA TESORO LLC** request(s) the aforementioned action(s) for all or a portion of LOTS 1--4 BLOCK 4 TRACT 3 UNIT 3 NORTH ALBUQUERQUE ACRES, zoned MX-L, located at the SEC of BARSTOW ST NE AND ALAMEDA BLVD NE, containing approximately 3.38 acre(s). (C-19 & 20) *[LUHO REMAND]*

PROPERTY OWNERS: MATONI GIUSEPPE & ANNA TRUSTEES MANTONI FAMILY TRUST, LINDBORG PHILIP L

REQUEST: MULTI-FAMILY RESIDENTIAL DEVELOPMENT

IN THE MATTER OF THE SITE PLAN APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED JANUARY 8, 2020, AND THE FINDING THAT THE DEVELOPER HAS AGREED TO ADD 3 TREES AND 8 TALL SHRUBS TO THE LANDSCAPING STRIP ON THE SOUTHERN PROPERTY LINE, THE DRB HAS APPROVED THE SITE PLAN WITH FINAL SIGN FINAL SIGN-OFF DELEGATED TO PLANNING FOR THE INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA) AND TO WATER AUTHORITY FOR PAYMENT OF PRO-RATA.

IN THE MATTER OF THE PRELIMINARY PLAT/FINAL PLAT APPLICATION: THE PLATS WERE APPROVED ON 9/11/19.

2. **Project # PR-2018-001470**
(1000643)
SI-2019-00421 – SITE PLAN

DANIEL SOLARES JR. agent(s) for **IPMI 6 LLC** request(s) the
aforementioned action(s) for all or a portion of: TRACT 84E
MRGCD MAP 35 & ADJ VAC PORT OF 9TH ST, zoned MX-M,
located at 2500 12TH STREET between 12TH ST and MENAUL
BLVD, containing approximately 47.29 acre(s).
(H-13)

PROPERTY OWNERS: US INDIAN SERVICE AND BUREAU OF INDIAN
AFFAIRS

REQUEST: THREE RETAIL STRUCTURES, PARKING LOT AND SITE
AMENITIES

DEFERRED TO JANUARY 22TH, 2020.

3. **Project # PR-2019-002044**
(1011642)
SD-2019-00217 - FINAL PLAT

MARK GOODWIN & ASSOCIATES, PA agent(s) for
CINNAMON MORNING DEVELOPMENT, LLC request(s) the
aforementioned action(s) for all or a portion of: S 1/2 OF
LOT 3 ALVARADO GARDENS ADDN UNIT 1, zoned R-A,
located at 2700 RIO GRANDE BLVD NW, between
MATTHEW and CAMPBELL RD containing approximately
2.5103 acre(s).
(G-12 & 13)

PROPERTY OWNERS: PERCILICK SUE E

REQUEST: FINAL PLAT APPROVAL

DEFERRED TO JANUARY 15TH, 2020

4. **Project # PR-2019-002333**
(1003918)
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 between BASHA
ST NW and SIERRA MORENA ST NW, containing
approximately 2.5187 acre(s). (B-11)

PROPERTY OWNERS: BUGLO PROPERTIES LLC

REQUEST: SITE PLAN AND INFRASTRUCTURE LIST

DEFERRED TO FEBRUARY 5TH, 2020

5. **Project # PR-2019-003077**

SI-2019-00370 – SITE PLAN

VA-2019-00426 - WAIVER

DEKKER, PERICH, SABATINI request(s) the aforementioned action(s) for all or a portion of: **TR 6-A-1-C-1-A BLK C PLAT FOR LOTS 5-A-1, 5-A-2, 6-A-1-C-1-A AND 6-A-1-C-1-B BLOCK "C", LOUISIANA SUBDIVISION** zoned MX-H, located at **2424 LOUISIANA BLVD NE**, containing approximately 1.519 acre(s). (H-19)[*Deferred from 12/4/19*]

PROPERTY OWNERS: LBP PARTNERS LLC C/O ALLEN SIGMON REAL ESTATE

REQUEST: SITE PLAN AMENDMENT

DEFERRED TO JANUARY 15TH, 2020.

6. **Project # PR_2018-001579**

SI-2019-00355 – SITE PLAN AMENDMENT

SI-2019-00354 – SITE PLAN



MODULUS ARCHITECTS, INC agent(s) for **DEEPESH KHOLWADWALA** request(s) the aforementioned action(s) for all or a portion of: **PARCEL A-1-A-1-B SUBD PLAT TRS A-1-A-1-A & A-1-A-1-B WINROCK CENTER ADDN, PARCEL A-2 AND A-3 PLAT OF PARCELS A-1 THRU A-3 & PARCEL C-2A WINROCK CENTER ADDN + PARCEL C-2A1 SUBD PLAT PARCEL C-2A1 & C-2A2 WINROCK CENTER ADDN, PARCEL E1A WINROCK CENTER ADDITION, PARCEL D1A WINROCK CENTER ADDN REPLAT OF PARCEL D1 WINROCK CENTER ADDN AND PARCEL A-1-A-1-A-1-A WINROCK CENTER ADDITION**, zoned MX-H, located at **2100 LOUISIANA BLVD NE**, containing approximately 83.00 acre(s). (J-19)[*Deferred from 11/20/19, 12/11/19, 12/18/19*]

PROPERTY OWNERS: WINROCK PARTNERS LLCC/O GOODMAN REALTY

REQUEST: SITE PLAN AND SKETCH PLAT FOR WINROCK TOWN CENTER

DEFERRED TO JANUARY 22TH, 2020.

7. **Project # PR-2019-003092**

SD-2019-00210 - VACATION OF PUBLIC RIGHT-OF-WAY



TIERRA WEST agent(s) for **SWCW LLC** request(s) the aforementioned action(s) for all or a portion of: **LOT 9A, BLOCK 32, RIDGECREST ADDN and 3,600 SQUARE FEET OF ADJACENT PLATTED ALLEY**, zoned MX-M, located at **1425 SAN MATEO BLVD** between **SAN MATEO BLVD** and **GIBSON BLVD**, containing approximately 0.3657 acre(s). (L-17) [*Deferred from 12/11/19, 12/18/19*]

PROPERTY OWNERS: SSCW LLC

REQUEST: VACATION OF PUBLIC RIGHT-OF-WAY

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB RECOMMENDS APPROVAL BY THE CITY COUNCIL FOR THE VACATION AS SHOWN ON THE VACATION EXHIBIT IN THE PLANNING FILE.

MINOR CASES

8. **Project # PR-2018-001916**
SD-2019-00229 – PRELIMINARY/FINAL
PLAT



PULTE HOMES OF NEW MEXICO C/O PAUL WYMER request(s) the aforementioned action(s) for all or a portion of LOT 1, DEL WEBB AT MIREHAVEN, UNIT 3A, zoned PC, located at 1715 WILLOW CANYON TRL NW, containing approximately 0.2250 acre(s). (H-08)

PROPERTY OWNERS: PULTE HOMES

REQUEST: SUBDIVIDE LOT 1, DEL WEBB AT MIREHAVEN, UNIT 3A, INTO 1 LOT AND 1 TRACT (LOT 1A AND TRACT Y)

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 FILE.

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9. **Project # PR-2019-002379**
SD-2019-00214 – PRELIMINARY/FINAL
PLAT



CSI – CARTESIAN SURVEY'S INC. agent(s) for **SEAN GILLIGAN** request(s) the aforementioned action(s) for all or a portion of 001 052N.M.T. ADD & L 2 LOT 1, BLOCK 52, **ORIGINAL TOWNSITE OF ABQ SUBDIVISION**, zoned MX-FB-ID, located on **7TH ST NW**, between **700 TIJERAS AV NW, Albuquerque, NM** and **701 KENT AV NW, Albuquerque, NM** containing approximately 0.1013 acre(s). (J-14)[*Deferred from 12/11/19*]

PROPERTY OWNERS: MICHAEL A GONZALES

REQUEST: SUBDIVIDE 2 EXISTING LOTS INTO 3 NEW LOTS/GRANT EASEMENTS

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.

10. **Project # PR-2019-003076**
SD-2019-00218 – PRELIMINARY/FINAL
PLAT



CSI – CARTESIAN SURVEYS INC. agent(s) for **C. DARYL FINLEY** request(s) the aforementioned action(s) for all or a portion of: LOTS 27 & 28, BLOCK 29, **NORTH ABQ ACRES TR A UNIT B**, zoned NR-BP, located at **6217 & 6221 SIGNAL AV NE, between SAN PEDRO DR NE between LOUISIANA BLVD NE**, containing approximately 1.7702 acre(s). (C-18)[*Deferred from 12/18/19*]

PROPERTY OWNERS: FINLEY C DARRYL
REQUEST: COMBINE 2 EXISTING LOTS INTO 1 NEW LOT/GRANT EASEMENTS

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING 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.

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11. **Project # PR-2019-001368**
SD-209-00219 – PRELIMINARY/FINAL
PLAT

TO BE DEFERRED TO FEBRUARY 12, 2020 AT THE APPLICANT'S REQUEST.

ALDRICH LAND SURVEYING agent(s) for **B & L REAL ESTATE HOLDINGS LLC** request(s) the aforementioned action(s) for all or a portion of: TRACTS 7-A & 7-B, **UNSER CROSSINGS**, zoned MX-M, located at **8020 CENTRAL AVE SW**, containing approximately 4.7196 acre(s). (K-10)[*Deferred from 12/18/19*]

PROPERTY OWNERS: B&L LLC
REQUEST: DIVIDE 1 TRACT INTO 2 TRACTS

DEFERRED TO FEBRUARY 12, 2020.

SKETCH PLAT

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12. **Project # PR-2019-003185**
PS-2019-00127 – SKETCH PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for **LEAR PROPERTIES LLC** request(s) the aforementioned action(s) for all or a portion of: LOT 1-A, BLOCK 7, **SOMBRA DEL MONTE**, zoned MX-M, located at **8201 MENAUL BLVD NE**, Albuquerque, NM, containing approximately 0.3788 acre(s). (H-19)

PROPERTY OWNERS: LEAR PROPERTIES LLC
REQUEST: LOT CONSOLIDATION: 2 LOTS INTO 1 LOT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

**13. Project # PR-2019-002791
PS-2019-00128 - SKETCH PLAT**

ARCH + PLAN LAND USE CONSULTANTS agent(s) for **HO SZU-HAN** request(s) the aforementioned action(s) for all or a portion of: LOTS 13, 14 & 15 BLOCK 12, ALBRIGHT-MOORE ADDITION, zoned R-1A, located at 1402 LOS TOMASES DR NW, containing approximately 0.2327 acre(s). (J-14)

PROPERTY OWNERS: HO SZU-HAN

REQUEST: LOT CONSOLIDATION: 3 LOTS INTO 1 LOT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

**14. Project # PR-2019-002677
PS-2019-00129 - SKETCH PLAT**

CSI - CARTESIAN SURVEYS, INC. agent(s) for **MODULUS ARCHITECTS, INC.** request(s) the aforementioned action(s) for all or a portion of: TR A PLT OF TRS A & B CARLISLE & INDIAN SCHOOL SUB'D BEING A PART OF BLKS 16 & 17 & A PART OF BLKS 14 & 15 NETHERWOOD PARK SECOND FILING EXCL PORTIONS OUT TO R/W CONT 10.0890 AC LOT A, BLOCK 17, SUBDIVISION CARLISLE & INDIAN SCHOOL, zoned MX-L located at 2100 CARLISLE BLVD NE, containing approximately 10.5726 acre(s). (H-17)

PROPERTY OWNERS: CARLISLE ASSOC LPC/O ROSEN ASSOC MGMT CORP

REQUEST: DEDICATE RIGHT-OF-WAY, GRANT/VACATE EASEMENTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

**15. Project # PR-2019-003221
PS-2019-00130 - SKETCH PLAT**



CSI - CARTESIAN SURVEYS, INC. agent(s) for **CRAIG KEMPER** request(s) the aforementioned action(s) for all or a portion of: LOTS 7 & 8, INTERSTATE INDUSTRIAL TRACT, UNIT IV, zoned NR-LM, located at 4015 HAWKINS ST. NE between WASHINGTON ST NE and JEFFERSON ST. NE, containing approximately 2.0483 acre(s). (D-17)

PROPERTY OWNERS: SCOTSMAN GROUP INC C/O WILLIAMS SCOTSMAN INC

REQUEST: LOT LINE ELIMINATION

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

16. **Project # PR-2019-003222**
PS-2019-00132 - SKETCH PLAT



CSI - CARTESIAN SURVEYS, INC. agent(s) for **MALL AT COTTONWOOD II LLC C/O WASHINGTON PRIME GROUP LP** request(s) the aforementioned action(s) for all or a portion of TR B4A PLAT OF TRACTS A-1-A, B-1-A-1, B-1-B-1, B-2-A, B-3-A, B-4-A & B-5-A-1 SECOND REVISION PLAT COTTONWOOD MALL 11.6511 AC, zoned MX-M, located at 10000 COORS BLVD BYPASS NW, containing approximately 10.7514 acre(s). (B-13)

PROPERTY OWNERS: MALL AT COTTONWOOD II LLC C/O
WASHINGTON PRIME GROUP LP

REQUEST: SUBDIVIDE 1 EXISTING TRACT INTO 2 NEW TRACTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

17. **Project # PR-2019-003223**
PS-2019-00133 - SKETCH PLAT



CSI - CARTESIAN SURVEYS, INC. agent(s) for **SYLVIA MARTIN** request(s) the aforementioned action(s) for all or a portion of LT C PLAT OF LOTS A, B & C LANDS OF REGINA AVILA & MARY LUCERO CONT .3226 AC & MRGCD MAP 39 TRACT 133B1A2 CONT .0799 AC , zoned R-1D, located at 509 & 517 47TH ST NW, containing approximately 0.4268 acre(s). (J-12)

PROPERTY OWNERS: MARTIN CESAR & SYLVIA

REQUEST: LOT LINE ELIMINATION

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

18. **Project # PR-2019-003062**
PS-2019-00134 - SKETCH PLAT



CSI - CARTESIAN SURVEYS, INC. agent(s) for **DOWRY LLC AND PRIME PROPERTIES LLC** request(s) the aforementioned action(s) for all or a portion of: LOT A-3-A THUNDERSHIP PARTNERSHIP BEING A REPLAT OF LOTS A-3 & A-4 EXC WLY PORTION OUT TO R/W CONT 63,404 SQ FT M/L, zoned MX-L, located at 9170 COORS BLVD NW, Albuquerque, NM, containing approximately 1.54 acre(s). (C-13)

PROPERTY OWNERS: DOWRY LLC

REQUEST: SUBDIVIDE 1 LOT INTO 2 LOTS AND GRANT EASEMENTS

THE SKETCH PLAT WAS REVIEWED AND COMMENTS PROVIDED.

19. Other Matters:

20. ACTION SHEET MINUTES: December 18, 2019

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