DEVELOPMENT REVIEW BOARD
Agenda
ONLINE ZOOM MEETING

June 24, 2020

Jolene Wolfley................................................................. DRB Chair
Jeanne Wolfenbarger ........................................ Transportation
Kris Cadena ................................................................. Water Authority
Ernest Armijo.............................................................. Hydrology
Carl Garcia................................................................. Code Enforcement
Cheryl Somerfeldt........................................................ Parks and Rec

Angela Gomez ~ DRB Hearing Monitor

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MAJOR CASES

1. **Project # PR-2018-001916**
   SD-2020-00096 – FINAL PLAT

   BOHANNAN HUSTON INC. agent(s) for PULTE DEVELOPMENT OF NEW MEXICO request(s) the aforementioned action(s) for all or a portion of: TR N-2-C-1, WATERSHED SUBDIVISION, zoned PC, located on MIREHAVEN PARK NW between TIERRA PINTADA BLVD and ECHO CANYON containing approximately 21.1472 acre(s). (H-08)

   **PROPERTY OWNERS:** PULTE HOMES
   **REQUEST:** 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 FINAL PLAT. FINAL SIGN-OFF IS DELEGATED TO PARKS AND RECREATION FOR CONSULTATION WITH THE NATIONAL PARKS SERVICE FOR TRAIL CONNECTION AND WALL AND FENCING BARRIERS, AND TO PLANNING FOR AGIS DXF.
2. **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, 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, 4/22/20].

**DEFERRED TO AUGUST 26th, 2020.**

3. **Project # PR-2020-003707**
   - SI-2020-00247 – SITE PLAN

**RESPEC** agent(s) for **SONATA TRAILS, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACTS 1, 2 & 3, UNIT 4**, zoned MX-M, located at **UNIVERSE BLVD NW between PASEO DEL NORTE BLVD and TREELINE AVE NW**, containing approximately 29.9 acre(s). (C-10) [Deferred from 6/3/20]

**PROPERTY OWNERS**: **SONATA TRAILS LLC**

**REQUEST**: APARTMENT COMPLEX DEVELOPMENT

**DEFERRED TO JULY 15TH, 2020.**

4. **Project # PR-2019-002571**
   - SD-2020-00097 – VACATION OF PUBLIC EASEMENT
   - SD-2020-00098 – VACATION OF PUBLIC EASEMENT

**DENNIS LORENZ** agent(s) for **PHILLIP PICKARD – DCLP TRUST** request(s) the aforementioned action(s) for all or a portion of: **NORTHWEST CORNER, NEW MEXICO STATE HIGHWAY DEPARTMENT, TRACT A UNIT A, NORTH ALBUQUERQUE ACRES**, zoned NR-LM, located at **7550 PAN AMERICAN between SAN FRANCISCO NE and DEL REY AVE NE**, containing approximately 0.14 acre(s). (D-18) [Deferred from 6/10/20]

**PROPERTY OWNERS**: **PHILLIP PICKARD**

**REQUEST**: VACATION OF PUBLIC DRAINAGE AND UTILITY EASEMENTS

**DEFERRED TO JULY 22ND, 2020.**

**MINOR CASES**
5. **Project # PR-2019-002928**  
**VA-2020-00107 – STREET WIDTH VARIANCE**  
**SD-2020-00074 – PRELIMINARY/FINAL PLAT**  
**SD-2020-00072 – VACATION OF PUBLIC EASEMENT**  
**SD-2020-00075 – VACATION OF PUBLIC EASEMENT (plat and vacation actions deferred from 4/29/20)**  
COMMUNITY SCIENCES CORPORATION agent(s) for JOHN R. DeBASSIGE FOR RIGHT ANGLE HOMES BY DeBASSIGE request(s) the aforementioned action(s) for all or a portion of: LOTS 43 THRU 47, BLOCK 4 UNIT4, PARADISE HEIGHTS, zoned R1-A, located on BROOKLINE DR. NW between ARDMORE AVE NW and ENDEAVOR RD NW, containing approximately 1.1320 acre(s).  
(A-10) [Deferred from 4/29/20, 5/13/20]  
**PROPERTY OWNERS:** JOHN DeBASSIGE FOR RIGHT ANGLE HOMES BY DeBASSIGE  
**REQUEST:** DIVIDE 5 EXISTING LOTS INTO 10 NEW LOTS, VACATE EXISTING EASEMENTS  
**DEFERRED TO AUGUST 26TH, 2020.**

6. **Project # PR-2019-002607**  
**SD-2020-00026 - PRELIMINARY/FINAL PLAT (Deferred from 5/20/20)**  
**SD-2020-00107 – VACATION OF PRIVATE EASEMENT**  
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, 4/8/20, 5/20/20]  
**PROPERTY OWNERS:** JOHN D PEARSON  
**REQUEST:** CREATE 2 LOTS FROM 1 EXISTING LOT  
**DEFERRED TO JULY 8TH, 2020.**

7. **Project # PR-2018-001501**  
**SD-2020-00077 – PRELIMINARY/FINAL PLAT**  
**VA-2019-00290 – SIDEWALK VARIANCE**  
ISAACSON & ARFMAN, INC agent(s) for MONTANO FAMILY HOMES LLC request(s) the aforementioned action(s) for all or a portion of: TRACT 6-A-2, NORTH FOURTH ST HOMESITES ADDN, zoned R-1C, located at 712 MONTANO RD NW between 9TH ST NW AND HARWOOD LATERAL, containing approximately 1.7 acre(s).  
(F-14) [Deferred from 5/6/20, 6/3/20]  
**PROPERTY OWNERS:** MONTANO FAMILY HOMES LLC, TIM NISLY  
**REQUEST:** MINOR SUBDIVISION PRELIMINARY PLAT APPROVAL  
**DEFERRED TO OCTOBER 21ST, 2020.**
8. **Project # PR-2019-002332**
   SD-2020-00085 – PRELIMINARY/FINAL PLAT

   ARCH + PLAN LAND USE CONSULTANTS agent(s) for FRANK & MARY PADILLA request(s) the aforementioned action(s) for all or a portion of: MAP 38 300-A1, LANDS OF MASTER, BORIN AND MEMMER zoned R-A, located at 2743 CARSON RD NW between MONTOYA ST NW and RIO GRAND BLVD NW, containing approximately 0.92 acre(s). (H-12)(Deferred from 6/10/20)

   **PROPERTY OWNERS:** FRANK & MARY PADILLA
   **REQUEST:** CREATE 2 LOTS FROM ONE EXISTING LOTS
   **DEFERRED TO JULY 8TH, 2020.**

9. **Project # PR-2020-003638**
   SD-2020-00101 – PRELIMINARY/FINAL PLAT
   VA-2020-00146 – SIDEWALK VARIANCE
   VA-2020-00147 – ALLEY VARIANCE

   JAG PLANNING & ZONING LLC – JUANITA GARCIA agent(s) for BRIAN TYREE request(s) the aforementioned action(s) for all or a portion of: LOTS 5 thru 9 BLOCK 4, MONTE VISTA ADDITION zoned MX-M, located at 3710 & 3716 CAMPUS BLVD NE between AMHERST DR NE and CARLISLE BLVD NE, containing approximately 0.2005 acre(s). (K-16)(Deferred from 6/10/20)

   **PROPERTY OWNERS:** BRIAN TYREE and SANDRA MCDONALD
   **REQUEST:** CREATE 1 LOT FROM 5, SIDEWALK VARIANCE ALLEY WIDTH VARIANCE
   **DEFERRED TO JULY 8TH, 2020.**

10. Other Matters: None

11. **ACTION SHEET MINUTES** Approved for:
    June 17, 2020

   ADJOURNED: