



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

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: 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. Motion to amend the rules to allow a virtual meeting.**
- 2. Remote Meeting Information:**

Join Zoom Meeting

<https://cabq.zoom.us/j/98338183187>

Meeting ID: 983 3818 3187

Dial in +1 312 626 6799 or Find your local number: <https://cabq.zoom.us/u/aqskzWGbs>

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

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, 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, 4/22/20*].

**** DEFERRAL REQUESTED BY THE APPLICANT TO THE MEETING OF 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

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

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
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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
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7. [Project # PR-2018-001501](#)
 SD-2020-00077 – PRELIMINARY/FINAL
PLAT
 VA-2019-00290 – SIDEWALK VARIANCE
 VA-2019-00289 – STREET VARIANCE
(variances deferred from 4/29/20)
- 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
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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 0.92acre(s). (H-12)*[Deferred from 6/10/20]*
- PROPERTY OWNERS:** FRANK & MARY PADILLA
REQUEST: CREATE 2 LOTS FROM ONE EXISTING LOTS
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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

10. Other Matters:

11. ACTION SHEET MINUTES: June 17, 2020

ADJOURN