



DEVELOPMENT REVIEW BOARD

Action Sheet Minutes

ONLINE ZOOM MEETING

October 14, 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

MAJOR CASES

- 1. [Project # PR-2020-004448](#)
[SI-2020-00964](#) – MAJOR SITE PLAN
AMENDMENT

STUDIO SOUTHWEST ARCHITECTS – JOE BLOWERS, PROJECT MANAGER agent(s) for **KAIROS POWER – LANCE HAGERBUCH, SR DIRECTOR ENGINEERING** request(s) the aforementioned action(s) for all or a portion of: **LOT D1, D2 & D3, MESA DEL SOL INNOVATION PARK II**, zoned PC, located at **5201 HAWKING DR SE between HAWKING DR and CRICK CROSSING**, containing approximately 32.5 acre(s). (Q-16)

PROPERTY OWNERS: KAIROS POWER, CHAVEZ STEVE & GUZMAN RUDY & DASKALOS PETE & SOULA

REQUEST: MODIFICATION TO SITE PLAN for ADDITION OF A 100’ x 400’ SHELL BUILDING APPROXIMATELY 65 FEET HIGH

DEFERRED TO NOVEMBER 4TH, 2020.

2. [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, 4/8/20, 4/22/20, 4/29/20, 5/6/20, 5/13/20, 8/12/20, 9/16/20]*

PROPERTY OWNERS: HONEYWELL INTERNATIONAL INC C/O ALTUS GROUP US

REQUEST: SITE PLAN DRB

**** WITHDRAWN AT THE APPLICANT’S REQUEST.**

3. [Project #PR-2019-002277](#)
(1002962)
[SI-2019-00246](#) – SITE PLAN

RESPEC agent(s) for RAINBOW PASEO, LLC request(s) the aforementioned action(s) for all or a portion of **TRACT A PLAT OF TRACTS A, B AND C CANTATA AT THE TRAILS UNIT 2 (BEING A REPLAT OF TRACT OS-4 THE TRAILS UNIT 2 & TRACT A TAOS AT THE TRAILS UNIT 2)**, zoned R-ML, located on **OAKRIDGE ST NW between OAKRIDGE ST NW and TREE LINE AVE NW**, containing approximately 3.26 acre(s). (C-9) *[Deferred from 8/15/19, 10/9/19, 12/4/19, 2/5/20, 3/4/20, 4/15/20, 6/3/20, 8/5/20], 9/30/20*

PROPERTY OWNERS: RV LOOP LLC

REQUEST: 52 UNIT TOWNHOME DEVELOPMENT

DEFERRED TO DECEMBER 16TH, 2020.

4. [Project # PR-2020-003707](#)
[SD-2020-00137](#)- PRELIMINARY/FINAL
PLAT
[SI-2020-00247](#) – SITE PLAN
(Sketch Plat 7/8/20)

ARCH + PLAN LAND USE CONSULTANTS & 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) *[Site Plan deferred from 6/3/20, 6/24/20, 7/15/20, 7/29/20, 8/26/20]*

PROPERTY OWNERS: SONATA TRAILS LLC

REQUEST: APARTMENT COMPLEX DEVELOPMENT

DEFERRED TO OCTOBER 28TH, 2020

5. **Project # PR-2019-002411**
SD-2020-00102 – PRELIMINARY PLAT
SD-2020-00103 – VACATION OF PUBLIC EASEMENT
VA-2020-00154 – TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION
VA-2020-00155 -SIDEWALK WAIVER(A1)
VA-2020-00157 -SIDEWALK WAIVER (A2)
VA-2020-00174 -SIDEWALK WAIVER (A3)
VA-2020-00179 -SIDEWALK WAIVER (A4)
VA-2020-00160 -RDWAY WIDTH WAIVER (B1)
VA-2020-00182 -RDWAY WIDTH WAIVER(B2)
VA-2020-00183 -RDWAY WIDTH WAIVER(B3)
VA-2020-00163 -RDWAY WIDTH WAIVER(B4)
VA-2020-00164 -RDWAY WIDTH WAIVER(C)
VA-2020-00165 -BLOCK WAIVER (D1)
VA-2020-00166 -BLOCK WAIVER (D2)
VA-2020-00185 – BLOCK WAIVER(D3)
VA-2020-00168 – BLOCK WAIVER (D4)
VA-2020-00169 – BLOCK WAIVER (D5)
VA-2020-00170 – BLOCK WAIVER (D6)
VA-2020-00171 – BLOCK WAIVER (D7)
VA-2020-00172 – CUL DE SAC WAIVER (E)

ISAACSON & ARFMAN, INC, PA agent(s) for **SUCCESS LAND HOLDINGS, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACTS A-1-A & B-1, ANDERSON HEIGHTS UNIT 4**, zoned R-1A, located at **118TH ST SW between AMOLE MESA AVE SW and COLOBEL SW**, containing approximately 82.931 acre(s). (N-08) [*Deferred from 7/8/20, 7/15/20, 8/26/20, 9/16/20*]

PROPERTY OWNERS: SUCCESS LAND HOLDNGS LLC C/O PRICE LAND & DEVELOPMENT GROUP INC
REQUEST: PRELIMINARY PLAT, VACATION OF PUBLIC EASEMENT, VARIANCE REQUESTS FOR TEMPORARY DEFERRAL OF SIDEWALK, SIDEWALK WAIVER, VARIANCE TO IDO, VARIANCE TO DPM

DEFERRED TO OCTOBER 28th, 2020

MINOR CASES

6. **PR-2020-004086**
SI-2020-01095 - FINAL SIGN-OFF OF EPC SITE PLAN

CONSENSUS PLANNING INC. agent(s) for **TITAN PROPERTY MANAGEMENT, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACT 1, THE FOOTHILLS**, zoned R-MH, located at **TENNYSON ST between ACADEMY RD NE and SAN ANTONIO DR NE**, containing approximately 16.0519 acre(s). (E-22)

PROPERTY OWNERS: AMERICUS LLC
REQUEST: DRB SIGN-OFF OF A SITE PLAN – EPC FOR A 281 UNIT MULTI-FAMILY RESEDENTIAL DEVELOPMENT

DEFERRED TO OCTOBER 28TH, 2020.

7. [PR-2019-002015](#)
[VA-2020-00345](#)- TEMPORARY DEFERRAL OF
SIDEWALK

MARK GOODWIN & ASSOCIATES, PA agent(s) for **LGI HOMES** request(s) the aforementioned action(s) for all or a portion of: **TRACT A-1-A-1 & A-1-B-1, LANDS OF SALAZAR**, zoned R-1A, located on **COLOBEL AVE between MORRISSEY DR and 98th ST**, containing approximately 41.8263 acre(s). (N-9)

PROPERTY OWNERS: LGI HOMES

REQUEST: 2-YEAR SIDEWALK DEFERRAL EXTENSION FOR DESERT SANDS UNIT 1

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED A TWO YEAR TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT IN THE PLANNING FILE.

8. [Project # PR-2020-004465](#)
[SD-2020-00163](#) – PRELIMINARY/FINAL
PLAT

ALDRICH LAND SURVEYING agent(s) for **JEANETTE L. MONAHAN, TRUSTEE – MONAHAN FAMILY TRUST** request(s) the aforementioned action(s) for all or a portion of: **LOTS 15 & 16 BLOCK 14, RAYNOLDS ADDITION**, zoned R-ML, located at **1105 SILVER AVE SW between 11th ST SW and 12TH ST SW**, containing approximately 0.1616 acre(s). (K-13) *[Deferred from 9/30/20]*

PROPERTY OWNERS: MONAHAN FAMILY TRUST

REQUEST: LOT LINE ELIMINATION

DEFERRED TO OCTOBER 21ST, 2020.

9. [PR-2020-004539](#)
[SD-2020-00169](#)- PRELIMINARY/FINAL
PLAT

ALDRICH LAND SURVEYING agent(s) for **LAS VENTANAS NM, INC.** request(s) the aforementioned action(s) for all or a portion of: **LOTS 1, 2, 3 & 5, VILLA LOMA ESTATES** zoned PD, located on **NORTH SIDE OF MONTGOMERY between SHILOH PL NE and TRAMWAY BLVD NE**, containing approximately 0.2537 acre(s). (F-22)

PROPERTY OWNERS: LAS VENTANAS NM, LLC

REQUEST: CREATE 5 NEW LOTS FROM 5 EXISTING LOTS FOR GRANTING/CREATION OF ACCESS AND MAINTENANCE EASEMENT

DEFERRED TO OCTOBER 28TH, 2020.

10. [PR-2020-004360](#)
SD-2020-00156 –PRELIMINARY/FINAL
PLAT
SD-2020-00154 –VACATION OF PUBLIC
EASEMENT

COMMUNITY SCIENCES CORP. agent(s) for WORQUE LLC request(s) the aforementioned action(s) for all or a portion of: **LOT 28-A**, zoned MX-L, located at **910 CHELWOOD PARK BLVD NE** between **ALICE NE** and **LOMAS NE**, containing approximately .39 acre(s). (K-22)[*Deferred from 9/23/20, 10/7/20*]

PROPERTY OWNERS: WORQUE LLC

REQUEST: VACATION OF PUE and PRELIMINARY AND 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 OF PUBLIC EASEMENT AND THE PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO PLANNING FOR UTILITY COMPANY SIGNATURES, AMAFCA SIGNATURE AND THE AGIS DXF.

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11. [PR-2019-003055](#)
SD-2020-00162 – PRELIMINARY/FINAL
PLAT (*deferred from 9/23 & 10/7/20*)
VA-2020-00346 – DPM WAIVER
(*Sketch Plat 11/13/2019*)

ARCH + PLAN LAND USE CONSULTANTS agent(s) for LEE & MARY CARMODY request(s) the aforementioned action(s) for all or a portion of: **LOTS 8 & 9 BLOCK B**, zoned MX-L, located at **640 BROADWAY** between **HAZELDINE AVE** and **IRON AVE**, containing approximately 0.2491 acre(s). (K-14)[*Deferred from 9/23/20, 10/7/20*]

PROPERTY OWNERS: LEE & MARY CARMODY

REQUEST: LOT CONSOLIDATION – 2 LOTS INTO 1 LOT

DEFERRED TO OCTOBER 21ST, 2020.

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12. [PR-2020-003626](#)
SD-2020-00130 – PRELIMINARY/FINAL
PLAT
(*Sketch Plat 4/22/20*)

ARCH + PLAN LAND USE CONSULTANTS agent(s) for JULIAN & SUSANA CULL request(s) the aforementioned action(s) for all or a portion of: **7A & 7B, VAN CLEAVE ACRES** zoned R-A, located at **1540 VAN CLEAVE NW** between **SAN ISIDRO ST** and **GRIEGOS LATERAL**, containing approximately 0.8233 acre(s). (G-13) [*Deferred from 7/15/20, 7/29/20, 8/12/20, 9/2/20, 9/30/20*]

PROPERTY OWNERS: JULIAN & SUSANA CULL

REQUEST: LOT LINE ADJUSTMENT BETWEEN 2 EXISTING LOTS

DEFERRED TO OCTOBER 28TH, 2020.

13. [Project # PR-2019-002607](#)
SD-2020-00026 - PRELIMINARY/FINAL
PLAT
SD-2020-00107 – VACATION OF PRIVATE
EASEMENT
(Sketch Plat 7/17/19)

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, 7/8/20, 7/29/20, 8/26/20, 9/16/20, 9/30/20]

PROPERTY OWNERS: JOHN D PEARSON
REQUEST: CREATE 2 LOTS FROM 1 EXISTING LOT

DEFERRED TO NOVEMBER 18th, 2020.

SKETCH PLAT

14. [PR-2019-002738](#)
PS-2020-00095 -SKETCH PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for McDONALDS REAL ESTATE COMPANY request(s) the aforementioned action(s) for all or a portion of: **LOTS A & B BLOCK 101, BEL AIR** zoned MX-M, located at **5900 MENAUL NE** between **SAN PEDRO DR** and **CAGUA DR**, containing approximately 0.9457 acre(s). (H-18)

PROPERTY OWNERS: McDONALDS REAL ESTATE COMPANY
REQUEST: LOT CONSOLIDATION – 2 LOTS INTO 1 LOT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

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15. [PR-2020-004533](#)
PS-2020-00092 -SKETCH PLAT

LAURIE WAGNER request(s) the aforementioned action(s) for all or a portion of: **TRACT 136 A1B MAP 37 & 136 A2 MAP 37**, zoned MX-L, located at **323 GRANITE AVE NE** and **323 ½ GRANITE AVE NE** between **BROADWAY BLVD** and **EDITH BLVD**, containing approximately 0.12 acre(s). (J-14)

PROPERTY OWNERS: PHILLIP BACHECHI
REQUEST: SKETCH PLAT REVIEW AND COMMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

16. [PR-2020-004024](#)
[PS-2020-00096](#) - SKETCH PLAT

CSI – CARTESIAN SURVEYS, INC. agent(s) for **DIAMOND TAIL REALTY, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACTS H-5 thru H-11, VENTANA SQUARE**, zoned MX-M, located at **UNIVERSE BLVD NW between PASEO DEL NORTE NW and PARADISE BLVD NW**, containing approximately 10.9332 acre(s). (B-10)

PROPERTY OWNERS: DIAMOND TAIL REALTY, LLC
REQUEST: RELOCATING THE LOT LINES TO REFLECT THE APPROVED EPC SITE PLAN THAT IS NOW SUBJECT TO THE IDO AND THE DPM.

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

17. [PR-2020-004537](#)
[PS-2020-00093](#) – SKETCH PLAT

CSI – CARTESIAN SURVEY'S INC. agent(s) for **McMULLAN & COMPANY REAL ESTATE** request(s) the aforementioned action(s) for all or a portion of: **TRACTS B-1-A-3 and B-1-A-4**, zoned NR-LM, located at **8721 WASHINGTON ST between ALAMEDA BLVD NE and WASHINGTON PL NE**, containing approximately 3.0121 acre(s). (C-17)

PROPERTY OWNERS: FAIR PLAZA ASSOCIATES
REQUEST: REQUEST A SKETCH PLAT REVIEW TO ADJUST THE INTERIOR LOT LINE BETWEEN TWO LOTS.

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

18. [PR-2020-004538](#)
[PS-2020-00094](#) – SKETCH PLAT

CSI – CARTESIAN SURVEYS, INC. agent(s) for **YANKEE FANS LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACT 1A & TRACT D**, zoned NR-BP, located at **7301 LOS VOLCANES RD NW and GALLATIN PL NW and COORS BLVD NW**, containing approximately 26.2180 acre(s). (J-10)

PROPERTY OWNERS: YANKEE FANS LLC
REQUEST: INTERIOR LOT LINE ELIMINATION

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

19. [PR-2020-004542](#)
PS-2020-00097 – SKETCH PLAT

STRATA DESIGN, LLC agent(s) for JAMES CLAYTON BARONE request(s) the aforementioned action(s) for all or a portion of: **12-A & 11-A, RAYNOLDS ADDITION** zoned R-ML, located at **1301 IRON SW between 12TH ST and 14th ST**, containing approximately .0815 acre(s). (K-13)

PROPERTY OWNERS: IRON AVENUE LLC

REQUEST: REMOVE PORTION OF THE REAR OF PROPERTY AT 711 13TH ST TO ADD TO REAR PROPERTY AT 1301 IRON ST SW – OWNER OWNS BOTH LOTS.

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.

OTHER MATTERS:

20. [Project #PR-2019-002811](#)
SD-2019-00158 - PRELIMINARY/FINAL PLAT

RICHARD CHAVEZ request(s) the aforementioned action(s) for all or a portion of **LOTS 7-10 BLOCK 44 PEREA ADDITION**, zoned R-1A, located at **NEC of 15th ST NW and GRANITE AVE NW**, containing approximately 0.32 acre(s). (J-13)

PROPERTY OWNERS: CHAVEZ RICHARD GERARD

REQUEST: REPLAT 4 LOTS INTO 2

DEFERRED TO OCTOBER 28TH, 2020.

21. **ACTION SHEET MINUTES:**
Approved for October 7, 2020.

ADJOURNED.