



**DEVELOPMENT REVIEW BOARD**

**Actions Sheet Minutes**

Plaza del Sol Building Basement Hearing Room

**September 16, 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-2020-004276**  
**SD-2020-00147 – MAJOR SUBDIVISION**  
**OF LAND**

**BOHANNAN HUSTON INC.** agent(s) for **PULTE DEVELOPMENT OF NEW MEXICO** request(s) the aforementioned action(s) for all or a portion of: **TRACTS A and B, A BULK PLAT FOR TRACTS A AND B INSPIRATION SUBDIVISION (BEING COMPRISED OF TRACT P WATERSHED SUBDIVISION)**, zoned PC, located on **ARROYO VISTA near 118<sup>th</sup> ST**, containing approximately 88 acre(s). (H-7, J-7, J-8)

**PROPERTY OWNERS:** PULTE DEVELOPMENT OF NEW MEXICO  
**REQUEST:** REBSUBMITTAL OF PREVIOUSLY APPROVED PRELIMINARY PLAT

**DEFERRED TO OCTOBER 7<sup>TH</sup>, 2020.**

2. **Project # PR-2020-004133**  
**SI-2020-00809 - SITE PLAN**

**CONSENSUS PLANNING INC.** agent(s) for **ALBUQUERQUE HOUSING AUTHORITY** request(s) the aforementioned action(s) for all or a portion of: **TRACT A, SIXBEE SUBDIVISION (EXCL PORT OUT TO R/W)**, zoned R-T, located at **1880 BROADWAY PL NE between HANNETT AVE NE and McKNIGHT AVE NE**, containing approximately 3.43 acre(s). (H-14)

**PROPERTY OWNERS:** ALBUQUERQUE HOUSING AUTHORITY  
**REQUEST:** SITE PLAN - 54-UNIT TOWNHOUSE DEVELOPMENT

**DEFERRED TO OCTOBER 7<sup>TH</sup>, 2020.**

3. [Project # PR-2019-002543](#)  
[SD-2020-00145](#) – VACATION OF PUBLIC  
RIGHT-OF-WAY

NEW MEXICO ZONING agent for FRANK CHAVEZ requests the aforementioned action(s) for all or a portion of: **Alley between CONSTITUTION AVE NW and KINLEY AVE NW, 4th St. and 5th St. NW** zoned MX-M, located at **1425 4<sup>TH</sup> ST between CONSTITUTION and KINLEY**, containing approximately 3,500 square feet. (J-14)

**PROPERTY OWNERS:** CITY of ALBUQUERQUE  
**REQUEST:** VACATE ALLEY

**DEFERRED TO OCTOBER 7<sup>TH</sup>, 2020.**

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4. [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]*

**PROPERTY OWNERS:** HONEYWELL INTERNATIONAL INC C/O ALTUS  
GROUP US  
**REQUEST:** SITE PLAN DRB

**DEFERRED TO OCTOBER 14<sup>TH</sup> 2020.**

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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*

**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 14<sup>TH</sup> 2020.**

6. **Project # PR-2020-003887**  
**(1010532)**  
**SI-2020-00367** – SITE PLAN

**SCOTT ANDERSON** agent(s) for **MICHAEL DRESKIN** request(s) the aforementioned action(s) for all or a portion of: **LOT 5, BLOCK 23, BROAD ACRES ADDN**, zoned MX-M, located at **2818 4TH ST NW**, containing approximately 1.27 acre(s). (H-14) *[Deferred from 7/8/20, 7/22/20, 7/29/20, 8/19/20, 9/2/20]*

**PROPERTY OWNERS:** MICHAEL DRESKIN  
**REQUEST:** SITE PLAN FOR APARTMENT WITH MORE THAN 50 UNITS

**DEFERRED TO OCTOBER 7<sup>TH</sup>.2020.**

7. [Project # PR-2020-004062](#)  
[SI-2020-00552](#) – SITE PLAN

DEKKER/PERICH/SABATINI agent(s) for LUMINARIA APARTMENTS LIMITED PARTNERSHIP LLLP request(s) the aforementioned action(s) for all or a portion of: **TRACT C, PLAT FOR TRS B1, C & D, VIDEO ADDITION** zoned MX-H, located at **10600 CENTRAL AVE SE between CENTRAL and EUBANK**, containing approximately 1.88 acre(s). (L-21) [Deferred from 7/29/20, 8/26/20, 9/2/20]

**PROPERTY OWNERS:** STATE OF NEW MEXICO STATE LAND OFFICE  
**REQUEST:** MULTIFAMILY RESIDENTIAL, 4 STORY WOOD-FRAMED CONSTRUCTION OF 92 DWELLING UNITS

DEFERRED TO SEPTEMBER 23<sup>RD</sup>, 2020.

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**MINOR CASES**

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8. [Project # PR-2019-002268](#)  
[SD-2020-00110](#) – PRELIMINARY/FINAL PLAT  
(Sketch Plat 12/18/19)

COMMUNITY SCIENCES CORPORATION agent(s) for OUR LAND LLC request(s) the aforementioned action(s) for all or a portion of: **LOT A-4, LANDS OF MICHAEL J. SNOW AND ELIZABETH T. SNOW**, zoned R-A, located at **2945 TRELIS DR. NW between DECKER RD NW and CAMPBELL RD NW**, containing approximately 0.8301 acre(s). (G-12) [Deferred from 7/8/20, 7/22/20, 7/29/20, 8/5/20, 8/12/20]

**PROPERTY OWNERS:** OUR LAND LLC  
**REQUEST:** DIVIDE ONE EXISTING LOT 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, WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED SEPTEMBER 16, 2020 THE DRB HAS APPROVED THE PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO THE WATER AUTHORITY FOR EASEMENT CLARIFICATION CROSSING LOTS A2 AND A3 AND FOR "LOT A-4-A" TO BE ADDED UNDER "TERMINUS OF EASEMENT" ON ITEM #5 OF THE INFRASTRUCTURE LIST. AND TO PLANNING FOR UTILITY COMPANIES SIGNATURES, AMAFCA SIGNATURE AND THE AGIS DXF.

9. [PR-2020-003420](#)  
[SD-2020-00143](#) - PRELIMINARY/FINAL  
PLAT  
(Sketch Plat 3/4/20)

CSI – CARTESIAN SURVEY’S INC. agent(s) for RED SHAMROCK 21, LLC request(s) the aforementioned action(s) for all or a portion of: **TRACT A-1, BELLAMAH’S CENTRAL ADDITION** zoned MX-H, located at **10415 CENTRAL AVE NE between EUBANK BLVD NE and ELIZABETH ST NE**, containing approximately 2.2806 acre(s). (L-21) [Deferred from 8/12/20]

**PROPERTY OWNERS:** RED SHAMROCK 21, LLC  
**REQUEST:** SUBDIVIDE EXISTING TRACT INTO 2 NEW TRACTS

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 UTILTIY COMPANIES SIGNATURES AND FOR THE AGIS DXF.

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10. [Project # PR-2020-003946](#)  
[SD-2020-00160](#) – PRELIMINARY/FINAL  
PLAT  
(Sketch Plat 6/17/20)

CSI – CARTESIAN SURVEYS INC. agents for **DOMINIC & JESSICA RODRIGUEZ** request(s) the aforementioned action(s) for all or a portion of: **LOTS 53 & 54, PARADISE HEIGHTS UNIT 1** zoned R-ID, located at **4917 TALLY HO between BANDELIER and DOVER**, containing approximately 0.4927 acre(s). (A-12)

**PROPERTY OWNERS:** DOMINICK RODRIGUEZ  
**REQUEST:** SUBDIVIDE TWO EXISTING LOTS INTO TWO NEW LOTS AND 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 APPROVEDTHE PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO: THE WATER AUTHORITY FOR THE PRIVATE EASEMENT FOR WATER AND SEWER SERVICES AND TO PLANNING FOR THE BLOCK WALL REMOVAL, TO ENSURE THAT THE APPLICATION NUMBERS ARE CORRECT ON THE THE PLAT, AND FOR THE AGIS DXF.

11. [PR-2019-002606](#)  
**SD-2020-00149** – PRELIMINARY/FINAL  
**PLAT**  
*(Sketch Plat 7/17/20)*
- ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **MESA VIEW UNITED METHODIST CHURCH** request(s) the aforementioned action(s) for all or a portion of: **27-A-1 & 27-A-2, TAYLOR RANCH SUBDIVISION**, zoned MX-L, located at **4701 MONTANO NW between MONTANO PLAZA DR and TAYLOR RANCH DR**, containing approximately 8.0 acre(s). (E-11) *[Deferred from 9/2/20]*
- PROPERTY OWNERS:** MESA VIEW UNITED METHODIST CHURCH  
**REQUEST:** REPLAT OF 2 EXISTING LOTS INTO 2 LOTS AND DEDICATION OF ADDITIONAL RIGHT-OF-WAY
- DEFERRED TO SEPTEMBER 23<sup>RD</sup>, 2020.**
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12. [PR-2020-003461](#)  
**SI-2020-00704** - EPC SITE PLAN FINAL  
**SIGN-OFF**
- TIERRA WEST, LLC** agent(s) for **MESA VIEW UNITED METHODIST CHURCH** request(s) the aforementioned action(s) for all or a portion of: **TRACT 27A-1 TAYLOR RANCH REDIV OF TRACTS 27-A INTO TRACTS 27A-1, 27A-2 OF THE PLAT OF TRACTS 27-A, S-1,S-2 & S-3 TAYLOR RANCH SITUATE WITHIN SECTIONS 23, 25, & 26 T11N R2E**, zoned MX-L, located at **4701 MONTANO RD NW between MONTANO RD NW and TAYLOR RANCH RD NW**, containing approximately 3.4 acre(s). (E-11 & E-12)*[Deferred from 8/12/20, 9/2/20]*
- PROPERTY OWNERS:** MESA VIEW UNITED METHODIST CHU INC A NM NON-PROFIT CORP  
**REQUEST:** FINAL SIGN OFF OF EPC SITE PLAN
- DEFERRED TO SEPTEMBER 23<sup>RD</sup>, 2020.**
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13. [PR-2019-002905](#)  
**SD-2020-00132** – PRELIMINARY/FINAL  
**PLAT**  
*(Sketch Plat 1/15/20)*
- ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **SUNPORT PARK HOSPITALITY LLC** request(s) the aforementioned action(s) for all or a portion of: **2-A-2, SUNPORT PARK**, zoned NR-BP, located at **WOODWARD RD between UNIVERSITY BLVD and TRANSPORT ST**, containing approximately 2.0473 acre(s). (M-15) *[Deferred from 7/15/20, 7/29/20, 8/19/20]*
- PROPERTY OWNERS:** SUNPORT PARK HOSPITALITY LLC  
**REQUEST:** CREATE 2 LOTS FROM 1 EXISTING LOT, GRANT ADDITIONAL RECIPROCAL CROSS ACCESS, DRAINAGE EASEMENT
- DEFERRED TO SEPTEMBER 30<sup>TH</sup>, 2020.**
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14. [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]*

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

**DEFERRED TO SEPTEMBER 30<sup>TH</sup>, 2020.**

15. [Project # PR-2019-003084](#)  
**SD-2020-00063 - PRELIMINARY/FINAL  
PLAT**

**PAULA DAL SANTO** agent(s) for **UNITED STATES POSTAL SERVICE** request(s) the aforementioned action(s) for all or a portion of: **LOTS 17A, 18A, and 19A BLOCK 11, LOTS 16,17,9A and a PORTION OF LOT 8A in BLOCK 13 and TRACT F, TIMOTEO CHAVEZ ADDITION**, zoned MX-M & NR-C, located at **2505 GRACELAND DR** between **GRACELAND DR** and **MORNINGSIDE DR**, containing approximately 5.195 acre(s). (H-17)*[Deferred from 3/11/20, 4/8/20, 5/6/20, 7/8/20]*

**PROPERTY OWNERS:** PAULA DAL SANTO, EDWARD ANLIAN and UNITED STATES POSTAL SERVICE  
**REQUEST:** LOT LINE ADJUSTMENT

**DEFERRED TO MARCH 17, 2021.**

16. [PR-2020-003455](#)  
**SI-2020-00824 – FINAL SITE PLAN  
SIGN-OFF**

**CONSENSUS PLANNING** agent(s) for **DYNAMIC INVESTORS** request(s) the aforementioned action(s) for all or a portion of: **B-3-A, KOA, UNIT 2**, zoned PD, located at **540 PAISANO STREET NE** between **JUAN TABO BLVD** and **I-40**, containing approximately 5.04 acre(s). (K-22) *[Deferred from 9/2/20]*

**PROPERTY OWNERS:** DYNAMIC INVESTORS INC  
**REQUEST:** FINAL SIGN-OFF OF EPC APPROVED SITE PLAN

**DEFERRED TO SEPTEMBER 30<sup>TH</sup>.**

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**SKETCH PLATS**

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17. [Project # PR-2020-004368](#)  
PS-2020-00077 – SKETCH PLAT

ISAACSON & ARFMAN agent for TITAN TENNYSON, LLC request(s) the aforementioned action(s) for all or a portion of: **TRACT 1, THE FOOTHILLS** zoned PD, located on **TRAMWAY BLVD between SAN ANTONIO DR NE and ACADEMY RD NE**, containing approximately 16.0519 acre(s). (E-22)

PROPERTY OWNERS: AMERICUS LLC  
REQUEST: SKETCH PLAT REVIEW AND COMMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

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18. [Project # PR-2020-004395](#)  
PS-2020-00078 – SKETCH PLAT

CSI – CARTESIAN SURVEYS INC. agent for SUSAN DAVIS request(s) the aforementioned action(s) for all or a portion of: **LOTS 62 & 63 AND A PORTION OF TRACT A, RIVERVIEW HEIGHTS ADDITION** zoned R-1C, located at **1426 RIVERVIEW DR NW between RIVERVIEW RD NW and RIVERVIEW CT NW**, containing approximately 0.5600 acre(s). (J-11)

PROPERTY OWNERS: WILLIAMS DONALD R TRUSTEE WILLIAMS TRUST  
REQUEST: SKETCH PLAT REVIEW AND COMMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

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**OTHER MATTERS**

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19. [Project # PR-2020-004183](#)  
[SD-2020-00139](#) – EXTENSION OF  
INFRASTRUCTURE IMPROVEMENTS  
AGREEMENT

RAVENS WING CONSULTING, LLC agent(s) for MDS INVESTMENTS request(s) the aforementioned action(s) for all or a portion of: **TRACT 12B, MESA DEL SOL INNOVATION PARK**, zoned PC, located at **5620 TURING DR SE between EASTMAN CROSSING and FRITTS CROSSING**, containing approximately 2.93 acre(s). (R-16)[*Deferred from 8/26/20*]

PROPERTY OWNERS: MDS INVESTMENTS  
REQUEST: EXTENSION OF INFRASTRUCTURE IMPROVEMENTS  
AGREEMENT

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 EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT.

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20. ACTION SHEET MINUTES: Approved for  
September 2, 2020

ADJOURN



