



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

September 23, 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.

NOTE: CLICK ON THE BLUE HIGHLIGHTED LINK TO ACCESS THE CASE. (Place mouse over hyperlink, right-click, choose "open hyperlink")

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 because of the public health emergency.**
- 2. Remote Meeting Information:**

Join Zoom Meeting

<https://cabq.zoom.us/j/92859480457>

Meeting ID: 928 5948 0457

One tap mobile

+16699006833,,92859480457# US (San Jose)

+12532158782,,92859480457# US (Tacoma)

Dial by your location

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

+1 346 248 7799 US (Houston)
+1 646 558 8656 US (New York)

Meeting ID: 928 5948 0457

Find your local number: <https://cabq.zoom.us/j/aoPiJ4kca>

MAJOR CASES

1. **[Project # PR-2019-002571](#)**
SD-2020-00097 – VACATION OF PUBLIC EASEMENT
SD-2020-00098 – VACATION OF PUBLIC EASEMENT
(Sketch Plat 7/10/19)

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, 6/24/20, 7/22/20]*
PROPERTY OWNERS: PHILLIP PICKARD
REQUEST: VACATION OF PUBLIC DRAINAGE AND UTILITY EASEMENTS

** AGENT REQUESTS DEFERRAL TO JANUARY 6TH 2021.

2. **[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, 9/16/20]*

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

MINOR CASES

3. **[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, 9/16/20]*

PROPERTY OWNERS: MESA VIEW UNITED METHODIST CHURCH
REQUEST: REPLAT OF 2 EXISTING LOTS INTO 2 LOTS AND DEDICATION OF ADDITIONAL RIGHT-OF-WAY

4. [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, 9/16/20*]
- PROPERTY OWNERS:** MESA VIEW UNITED METHODIST CHU INC A NM NON-PROFIT CORP
REQUEST: FINAL SIGN OFF OF EPC SITE PLAN
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5. [Project # PR-2020-004180](#)
VA-2020-00289 – BULK LAND VARIANCE
SD-2020-00151 - PRELIMINARY/FINAL
PLAT
(Sketch Plat 8/5/20)
- BOHANNAN HUSTON/MICHAEL BALASKOVITS agent for MESA DEL SOL INVESTMENTS, LLC request(s) the aforementioned action(s) for all or a portion of: **A-1-A-1, MESA DEL SOL INNOVATION PARK**, zoned PC, located **SOUTH OF BOBBY FOSTER ROAD, EAST OF I-25, NORTH OF TRACT 3 BULK LAND PLAT of MESA DEL SOL TRACTS 1-15 and WEST OF STATE LAND OFFICE LA SEMILLA PRESERVE**, containing approximately 1673.9117 acre(s). (R14-R17, S14-S17, T15-T17)
- PROPERTY OWNERS:** MDS IVESTMENTS
REQUEST: CREATE NEW 75 ACRE TRACT FROM EXISTING 1673 ACRE TRACT
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6. [PR-2019-003055](#)
SD-2020-00162 – PRELIMINARY/FINAL
PLAT
(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)
- PROPERTY OWNERS:** LEE & MARY CARMODY
REQUEST: LOT CONSOLIDATION – 2 LOTS INTO 1 LOT
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7. [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)
- PROPERTY OWNERS:** WORQUE LLC
REQUEST: VACATION OF PUE and PRELIMINARY AND FINAL PLAT
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SKETCH PLAT

8. [PR-2020-004432](#)
[PS-2020-00079](#) -SKETCH PLAT

CSI – CARTESIAN SURVEY'S INC. agent(s) for **VP PRODUCT MANAGEMENT, PS GROUP ASTEC INDUSTRIES, INC.** request(s) the aforementioned action(s) for all or a portion of: **LOTS 14-17 SOUTH BROADWAY ACRES**, zoned NR-LM, located at **245 WOODWARD between BROADWAY BLVD SE and WILLIAM ST SE**, containing approximately 14.1484 acre(s). (M-14)

PROPERTY OWNERS: CEI ENTERPRISES INC

REQUEST: SKETCH PLAT REVIEW AND COMMENT 7 LOTS INTO 1 and VACATE EASEMENTS

9. [PR-2020-004433](#)
[PS-2020-00080](#) -SKETCH PLAT

COMMUNITY SCIENCES CORP. agent(s) for **LEMAR C. ROGERS** request(s) the aforementioned action(s) for all or a portion of: **LOTS 29 & 30, BLOCK 5, VOLCANO CLIFFS**, zoned R-1, located at **8028 & 8030 VICTORIA DR NW between RIMROCK DR NW and SHIPROCK PL NW**, containing approximately 0.5178 acre(s). (E-10)

PROPERTY OWNERS: LEMAR AND JULIANNA ROGERS

REQUEST: LOT CONSOLIDATION 2 LOTS INTO 1

10. Other Matters:

11. ACTION SHEET MINUTES:
September 16, 2020

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