



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

April 28, 2021

Jolene Wolfley..... DRB Chair
Jeanne Wolfenbarger Transportation
Blaine Carter 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 PROJECT # 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

a. Motion to amend the rules to allow a virtual meeting because of the public health emergency.

b. Remote Meeting Information:

<https://cabq.zoom.us/j/95040525532> (Place mouse over hyperlink, right-click, choose "open hyperlink")

Meeting ID: 950 4052 5532

By phone 1 312 626 6799 or Find your local number: <https://cabq.zoom.us/u/aqx1c14II>

MAJOR CASES

1. [PR-2020-004447](#)
[SD-2021-00062](#) – VACATION OF RIGHT-OF-WAY
[SD-2021-00063](#) – VACATION OF PUBLIC EASEMENT-7' utility
[SD-2021-00064](#) – VACATION OF PUBLIC EASEMENT-10' utility
[SD-2021-00065](#) – VACATION OF PUBLIC EASEMENT- access
[SD-2021-00066](#) – VACATION OF PUBLIC EASEMENT-10' utility
[SD-2021-00067](#) – VACATION OF PUBLIC EASEMENT-10' PNM/MST&TC west
[SD-2021-00068](#) – VACATION OF PUBLIC EASMENT-10' PNM/MST&TC east
[SD-2021-00069](#) – VACATION OF PUBLIC EASEMENT-20' utility

BOHANNAN HUSTON INC. agent for **CITY OF ALBUQUERQUE AVIATION DEPARTMENT** requests the aforementioned action(s) for all or a portion of **TRACT A-1 SUNPORT MUNICIPAL ADDITION AND AIRPORT PARK** zoned NR-SU, located at **2700 GIRARD BLVD SE between GIBSON BLVD and SUPORT BLVD** containing approximately **116** acre(s). (M-16) *[Deferred from 4/21/21]*

PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: VACATION OF RIGHT-OF-WAY & VACATION OF EASEMENTS

-
2. [PR-2018-001579](#)
[SI-2021-00304](#) – SITE PLAN
[SI-2021-00305](#) – SITE PLAN AMENDMENT

MODULUS ARCHITECTS INC. C/O ANGELA WILLIAMSON agent for **WINROCK PARTNERS LLC** requests the aforementioned action(s) for all or a portion of: **PARCEL Z FINAL PLAT PARCEL Z AND TRACTS A, D, E, F-1, G & H,** zoned MX-H, located at **2100 LOUISIANA BLVD NW between INDIAN SCHOOL and I-40** containing approximately 28.8654 acre(s). (J-19)*[Deferred from 3/31/21]*

PROPERTY OWNERS: WINROCK PARTNERS LLC
REQUEST: SITE PLAN FOR NEW PARK CONCEPT TO INCLUDE WATERFEATURES, 2 INTERAL PAD SITES FOR FUTURE USERS, 2 BUILDINGS ALONG DILLARDS. PARK INCLUDES KIDS PLAYING AREA, PATHS AND BRIDGES

-
3. [PR-2020-004024](#)
[SD-2021-00029](#) – PRELIMINARY PLAT (sketch plat 10-14-20)

CSI – CARTESIAN SURVEYS INC. agent for **DIAMOND TAIL REALTY, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACTS H-5, VENTURA RANCH** zoned MX-M , located on **UNIVERSE BLVD NW between PASEO DEL NORTE NW and PARADISE BLVD NW** containing approximately 8.7797 acre(s). (B-10)*[Deferred from 3/10/21, 3/31/21]*

PROPERTY OWNERS: DIAMOND TAIL REALTY, LLC
REQUEST: REPLAT 5 LOTS INTO 6

4. [PR-2020-003443](#)
SD-2021-00027 – PRELIMINARY PLAT
(sketch plat 3-4-20)
- CONSENSUS PLANNING INC.** agent for **HOLLY PARTNERS LLC** request(s) the aforementioned action(s) for all or a portion of: **20A-1, PARADISE NORTH** zoned MX-L, located on **UNSER BLVD NW between BANDELIER DR NW and McMAHON BLVD NW** containing approximately 19.01 acre(s). (A-11)[*Deferred from 3/10/21, 3/31/21, 4/14/21*]
- PROPERTY OWNERS:** HOLLY PARTNERS LLC
REQUEST: SUBDIVIDE EXISTING LOT INTO 9 NEW LOTS AND PROVIDE REQUIRED PUBLIC INFRASTRUCTURE
-

5. [PR-2019-003169](#)
SD-2020-00115 – PRELIMINARY PLAT
VA-2020-00192 – TEMPORARY DEFERRAL OF SIDEWALK
(Sketch Plat 12/18/19)
- RON HENSLEY/THE GROUP** agent(s) for **CLEARBOOK INVESTMENTS INC.** request(s) the aforementioned action(s) for all or a portion of: **01 UNIT 3 ATRISCO GRANT EXC NW'LY POR TO R/W**, zoned MX-M, located at **SAGE RD between COORS and 75TH ST**, containing approximately 9.56 acre(s). (L-10)[*Deferred from 7/22/20, 8/5/20, 9/2/20, 9/30/20, 11/18/20, 12/9/20, 2/3/21, 4/7/21*]
- PROPERTY OWNERS:** CLEARBOOK INVESTMENTS INC, HENRY SCOTT TRUSTEE HENRY RVT
REQUEST: SUBDIVISION OF TRACT INTO 62 LOTS AND 2 TRACTS AND SIDEWALK DEFERRAL
-

MINOR CASES

6. [PR-2021-004966](#)
SD-2021-00075 - PRELIMINARY/FINAL PLAT
- GAVINO AND PEGGY LOPEZ** request(s) the aforementioned action(s) for all or a portion of: **LOTS 14 & 15, BLOCK 9 ALBRIGHT & MOORE ADDITION** zoned R-1A, located at **1419 LOS TOMASES DR NW between 6TH ST and 7TH ST**, containing approximately .18 acre(s). (J-14)
- PROPERTY OWNERS:** GAVINO & PEGGY LOPEZ
REQUEST: RE-PLAT 2 LOTS, LOT LINE ELIMINATION CREATING ONE LOT FOR A SINGLE FAMILY DWELLING
-

7. [PR-2019-002609](#)
SD-2020-00217 – PRELIMINARY/FINAL PLAT
- ARCH + PLAN LAND USE CONSULTANTS** agent(s) for **JABRE INVESTMENTS LLC** request(s) the aforementioned action(s) for all or a portion of: **LOT 14, FLORAL GARDENS**, zoned R-1, located at **2454 ROSE NW between FLORAL RD and SARITA AVE**, containing approximately 0.4117 acre(s). (H-13)[*Deferred from 12/16/20, 1/27/21, 2/24/21, 3/31/21*]
- PROPERTY OWNERS:** JABRE INVESTMENTS LLC
REQUEST: CREATE 2 LOTS FROM 1 EXISTING LOT
-

**** AGENT REQUESTS DEFERRAL TO MAY 19TH, 2021.**

8. [PR-2019-002738](#)
[SD-2021-00018](#) - PRELIMINARY/FINAL
PLAT
(Sketch Plat 10/14/20)

ARCH + PLAN LAND USE CONSULTANTS agent(s) for McDONALD'S REAL ESTATE COMPANY request the aforementioned action(s) for all or a portion of: **LOTS A & B BLOCK 101, BEL AIR SUBDIVISION**, zoned MX-M, located at **5900 MENAUL BLVD NE**, containing approximately 0.9457 acre(s). (H-18)[Deferred from 2/3/21, 2/24/21, 3/17/21]

PROPERTY OWNERS: MCDONALDS REAL ESTATE COMPANY
REQUEST: LOT CONSOLIDATION FOR 2 LOTS INTO 1 LOT

**** AGENT REQUESTS DEFERRAL TO MAY 19TH, 2021**

9. [PR-2019-001964](#)
[SD-2021-00080](#) - AMENDMENT TO
INFRASTRUCTURE LIST
[SD-2021-00083](#) - EXTENSION OF
INFRASTRUCTURE IMPROVEMENTS LIST

TIERRA WEST agent(s) for CWPS CORP requests the aforementioned action(s) for all or a portion of: **TRACT 1, PLAT OF TRACTS 1 and 2, LANDS OF HERRERA FAMILY SUBDIVISION**, zoned MX-M, located at **241 98th STREET NW, BETWEEN 98th STREET NW and VOLCANO RD NW** containing approximately 1.46 acre(s). (K-9)

PROPERTY OWNERS: CWPS CORP
REQUEST: EXTEND IIA, AMEND IL

SKETCH PLAT

10. [PR-2021-005371](#)
[PS-2021-00052](#) - SKETCH PLAT

CSI – CARTESIAN SURVEY'S INC. agent(s) for HOMEWISE INC. request(s) the aforementioned action(s) for all or a portion of **LOTS 5 & 6, UTE ADDITION**, zoned R-1D, located at **3534 AND 3536 UTE DR NW between 50TH ST NW and 47TH ST NW**, containing approximately 0.2824 acre(s). (K-11)

PROPERTY OWNERS: HOMEWISE
REQUEST: LOT LINE ADJUSTMENT

-
11. Other Matters: IIA Extension and IL Amendment
12. DRB Member Signing Session for Approved Cases
13. ADJOURN