



**DEVELOPMENT REVIEW BOARD**

**Agenda**

**ONLINE ZOOM MEETING**

**January 20, 2021**

**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:**

<https://cabq.zoom.us/j/94728368870>

Meeting ID: 947 2836 8870

By Phone +1 312 626 6799 or Find your local number: <https://cabq.zoom.us/u/adnfvm8IRS>

**MAJOR CASES**

**1. [PR-2020-004138](#)  
[SD-2020-00225](#) – BULK LAND PLAT**

**HUITT-ZOLLARS, INC.** agent(s) for **MDS INVESTORS LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACT A-1-A-5, TRACT A-4, TRACT A-1-A-4 & TRACT A-1-A-3, MESA DEL SOL INNOVATION PARK**, zoned PC, located on **BOBBY FOSTER**, containing approximately 55 acre(s). (R-15 & R-16)

**PROPERTY OWNERS:** MDS INVESTORS LLC

**REQUEST:** BULK LAND PLAT

**\*\* TO BE HEARD AT THE JANUARY 27<sup>TH</sup>, 2021 MEETING.**

**MINOR CASES**

---

2. [\*\*PR-2020-004433\*\*](#)  
**SD-2021-00011** – PRELIMINARY/FINAL  
PLAT
- COMMUNITY SCIENCES CORPORATION** agent(s) for **LEMAR C. ROGERS** request(s) the aforementioned action(s) for all or a portion of: **LOTS 29 & 30**, zoned R-1, located on **VICTORIA DRIVE NW between RIMROCK PL and SHIPROCK PL NW**, containing approximately 0.5178 acre(s). (E-10)
- PROPERTY OWNERS:** LEMAR C. ROGERS  
**REQUEST:** MINOR SUBDIVISION PLAT COMBINING TWO EXISTING LOTS INTO ONE NEW LOT
- 
3. [\*\*PR-2019-002411\*\*](#)  
**SD-2019-00012** – FINAL PLAT
- HERITAGE TRAILS DEVELOPMENT 1, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACTS A-1-A and B-1, ANDERSON HEIGHTS, UNIT 4** zoned R-1A, located at **118<sup>TH</sup> ST between AMOLE MESA AVE and COLOBEL AVE**, containing approximately 82.92 acre(s). (N-8)
- PROPERTY OWNERS:** HERITAGE TRAILS DEVELOPMENT 1, LLC  
**REQUEST:** FINAL PLAT APPROVAL 151 UNIT 20 TRACT SUBDIVISION
- 
4. [\*\*PR-2018-001183\*\*](#)  
(1004000)  
**SD-2020-00199** – EXTENSION OF  
INFRASTRUCTURE LIST
- TIERRA WEST, LLC** agent(s) for **PARADISE HILLS HOLDING COMPANY** request(s) the aforementioned action(s) for all or a portion of: **TRACT A-1, ALBUQUERQUE WEST UNIT 2** zoned NR-C, located at **4570 PARADISE BLVD between PARADISE and PASEO DEL NORTE**, containing approximately 3.48 acre(s). (C-13) [Deferred from 1/6/21]
- PROPERTY OWNERS:** PARADISE HILLS HOLDING COMPANY  
**REQUEST:** EXTENSION OF INFRASTRUCTURE LIST
- 
5. [\*\*PR-2019-003030\*\*](#)  
**SD-2020-00213** – PRELIMINARY/FINAL  
PLAT
- SUPREME INVESTMENTS, LLC** request(s) the aforementioned action(s) for all or a portion of: **TRACT B1, LAND OF MEL SANCHEZ & LATH & PLASTER SUPPLY** zoned NR-LM, located at **5300 2<sup>ND</sup> ST between MONTANO and GRIEGOS**, containing approximately 5.45 acre(s). (F-15) [Deferred from 12/16/20, 1/6/21]
- PROPERTY OWNERS:** CITY CHURCH OF ALBUQUERQUE INC  
**REQUEST:** TO SUBDIVIDE THE EXISTING PARCEL OF LAND INTO THREE TRACTS
-

6. [PR-2020-003887](#)  
**SD-2021-00010 – VACATION OF PUBLIC EASEMENT**
- SBS CONSTRUCTION AND ENGINEERING LLC agent(s) for MICHAEL DRESKIN request(s) the aforementioned action(s) for all or a portion of: **LOT 1-A, 6, 7, 8, 9 & 10, BLOCK 2, CITY REALTY CO.'S ADDITION NO. 1**, zoned MX-M, located at **2818 4<sup>TH</sup> ST NW, between PHOENIX AVE and 4<sup>TH</sup> ST**, containing approximately 1.269 acre(s). (H-14)
- PROPERTY OWNERS:** MICHAEL DRESKIN  
**REQUEST:** VACATION OF 10' PUBLIC SANITARY SEWER EASEMENT
- 

7. [PR-2020-003887](#)  
**SD-2021-00008 – PRELIMINARY/FINAL PLAT**
- SBS CONSTRUCTION AND ENGINEERING, LLC agent(s) for MICHAEL DRESKIN request(s) the aforementioned action(s) for all or a portion of: **LOT 1-A, 6, 7, 8, 9 & 10, BLOCK 2, CITY REALTY CO.'S ADDITION NO. 1**, zoned MX-M, located at **2818 4<sup>TH</sup> ST between PHOENIX AVE and 4<sup>TH</sup> ST**, containing approximately 1.269 acre(s). (H-14) *[Deferred from 1/13/21]*
- PROPERTY OWNERS:** MICHAEL DRESKIN  
**REQUEST:** CONSOLIDATE LOTS, INCLUDE VACATED EASEMENT AND DEDICATE RIGHT OF WAY
- 

8. [PR-2020-004537](#)  
**SD-2021-00009 – PRELIMINARY/FINAL PLAT**
- CSI – CARTESIAN SURVEYS, INC. agent(s) for McMULLEN & COMPANY REAL ESTATE request(s) the aforementioned action(s) for all or a portion of: **TRACTS B-1-A-3, & B-1-A-4, CLIFFORD INDUSTRIAL PARK**, zoned NR-LM, located at **8721 WASHINGTON ST between ALAMEDA BLVD NE and WASHINGTON PL NE**, containing approximately 3.0121 acre(s). (C-17) *[Deferred from 1/13/21]*
- PROPERTY OWNERS:** FAIR PLAZA ASSOCIATES  
**REQUEST:** ADJUST THE INTERIOR LOT LINE BETWEEN TWO LOTS, DEDICATE ADDITIONAL RIGHT OF WAY AND EASEMENTS
- 

**SKETCH PLAT**

---

9. [PR-2021-004941](#)  
**PS-2021-00004 -SKETCH PLAT**
- CSI – CARTESIAN SURVEY'S agent(s) for ARTHUR SALAS request(s) the aforementioned action(s) for all or a portion of: **LOTS 16-P1 and 17-P1**, zoned R-ML, located at **9223 JILL PATRICIA ST NW**, containing approximately 0.2918 acre(s). (C-12)
- PROPERTY OWNERS:** ARTHUR SALAS  
**REQUEST:** LOT LINE ADJUSTMENT FOR TWO EXISTING LOTS INTO 2 NEW LOTS
- 

Other Matters:

10.

**11. ACTION SHEET MINUTES: January 13, 2021**

ADJOURN